

# A CATALOGUE

OF THE  
LARGE and VALUABLE  
FREEHOLD ESTATE

Of the MOST NOBLE

WILLIAM, Duke of Powis,

DECEASED,

Situate in the County of *NORTHAMPTON*;

CONSISTING OF

The several Manors, or reputed Manors, of  
UPPER HEYFORD, | GLASTHORPE and  
LOWER HEYFORD, | NEWBOLD;

Also of divers Farms, Lands and Hereditaments, situate and being in the several Townships of UPPER and LOWER HEYFORD, GLASTHORPE and NEWBOLD; and also of DADFORD WOODS, and the Lands thereto belonging (great Part of which is in complete Farms) amounting together to the yearly Rent of 2296*l* 5*s* 11*d*.

WHICH,

By Order of EDWARD HERBERT and BROOKE FORRESTER, Esqrs;

TRUSTEES under the said DUKE's Will;

(And also by Virtue of an ACT of PARLIAMENT)

Will be sold by AUCTION,

By Mr. *LANGFORD*,

At his *House* in the *Great Piazza*, *Covent-Garden*,

On *Monday* the 13th Day of *November*, 1758, and the  
two following Days.

Beginning each Day at TWELVE o'Clock precisely.

The Farm Houses and Buildings, and also the Farms, are all lett to substantial Tenants; and are capable of considerable Improvements, the Lands consisting chiefly of rich *Meadow* and *Pasture*.

Note. *Upper* and *Lower Heyford* and *Glasthorpe* are within six Miles of *Northampton*, six of *Daventry*, and six of *Towcester*, and Part adjoining to the *Chester Turnpike Road*.

Printed Catalogues, with Plans of each Lot, may be had of Mr. *William Pritchard* and Mr. *Samuel Newbold*, of *Lower Heyford*, who will purposely attend to shew the Premises; and at Mr. *LANGFORD's*, in the *Great Piazza* aforesaid.

## CONDITIONS of SALE.

1<sup>st</sup>, **T**HAT the *highest Bidder*, for each Lot, is to be the *Buyer*; and if any Dispute shall arise between two or more Bidders, the *Premises* are to be put up again and resold.

2<sup>dly</sup>, That no Person shall advance less than *Ten Pounds* at each Bidding.

3<sup>dly</sup>, That the *several Purchasers* are to pay down immediately, into the Hands of Mr. LANGFORD, a Deposit of *TEN POUNDS per Cent.* in Part of the *Purchase Money*, and sign *Agreements* for the Payment of the *Remainder*, on or before *Lady-Day* next ensuing the Days of the Sale.

4<sup>thly</sup>, That the *TRUSTEES* will, on their Part, and for the *Satisfaction* of the *several Purchasers*, enter also into *Agreements*, and engage to make and execute to them (*at their the said Purchasers Expence*) proper *Conveyances* of their *respective Lots*, free of all *Incumbrances*, upon their *Payment* of the *Remainder* of the *Purchase Money*, on or before *Lady-Day* next.

5<sup>thly</sup>, That the *Purchasers* shall be allowed an *Interest* of *£ 3 per Cent.* upon the *Sums* by them deposited, from *Christmas Day* next, until the Time of completing the *Conveyance*.

6<sup>thly</sup>, That the *Purchasers* shall be entitled to the *Rents and Profits*, from *Lady-Day* next, to which Time all *Taxes, Parish Rates*, and other *Incumbrances*, shall be cleared to the said *Purchasers*.

7<sup>thly</sup>, That the *Purchaser* of any Lot charged with the *Payment* of any *Outgoings*, is to covenant with the *Purchasers* of such other Lots as may be liable to pay the same, to indemnify them therefrom.

8<sup>thly</sup>, That the *Purchaser* of the *greatest Value* within each *Manor*, shall have a *Conveyance* of the *Royalties* belonging to such *Manor*.

Lastly, That if any of the said *several Purchasers* shall neglect or fail to comply with the *Conditions* beforementioned, the *Money*, by them deposited, shall be forfeited, the said *TRUSTEES* shall be at full Liberty to re-sell such Lot or Lots, and the *Deficiency* (if any there should be, by such second Sale together with all *Charges* attending the same) shall be made good by the *DEFAULTERS*, at this present Sale.





*An Account of the Annual Sums, payable out of  
the several Estates, by way of Modus, in  
Lieu of Tythes, viz.*

<i>Upper Heyford Township.</i>	<i>Gross Sums.</i>	<i>Land Tax allow'd at 4s in the Pound.</i>	<i>Net Money to be paid.</i>
	<i>l. s. d.</i>	<i>l. s. d.</i>	<i>l. s. d.</i>
To the Rector of <i>Bugbrook</i> , and his Successors for ever, to be all charged upon Lot 8.	16 10 0	3 6 0	13 4 0
To the Rector of <i>Lower Heyford</i> , ditto, and to be all charged on Lot 7.	6 13 4	0 10 8	6 2 8
To the Rector of <i>Flower</i> , ditto, and to be all charged upon Lot 21.	16 7 0	1 10 8	14 16 4
Total £.	39 10 4	5 7 4	34 3 0

*Glastbrop Township.*

To the Rector of <i>Flower</i> , now to be charged on Lots 36 and 37, at 10 l. each	20 0 0
To the Rector of <i>Great Brington</i> , and now to be all charged on Lot 34.	6 2 0
Total	26 2 0

*Lower Heyford Township.*

By a private Act of the——of his present Majesty, for Inclosing the Common Field, and by an Award made by the Commissioners therein named, in Pursuance thereof, viz.

	<i>l.</i>	<i>s.</i>	<i>d.</i>
To the Rector of <i>Stowe with Nine Churches</i> , and now to be all charged on Lot 6.	25	0	1½
To the Rector of <i>Bugbrook</i> , ditto, and now to be all charged on Lot 28.	12	10	0
To the Rector of <i>Lower Heyford</i> , ditto, and is now to be all charged on Lot 10.	2	4	9
Total	39	14	10½

*Also*, An Annuity by Virtue of the said Act,

To the Rector of <i>Stowe</i> afore said, and now to be charged on Lot 27.	5	11	8
To the Rector of <i>Lower Heyford</i> , ditto, and to be charged on Lot 2.	3	3	4
To the Rectory of <i>Bugbrook</i> , ditto, and now to be charged on Lot 4.	1	5	0
Total	10	0	0

*Dadford Woods.*

	<i>Gross Sum.</i>	<i>Land Tax.</i>	<i>Net.</i>
An Annuity payable for ever to <i>St. Thomas's Hospital in Northampton</i>	20	4	16

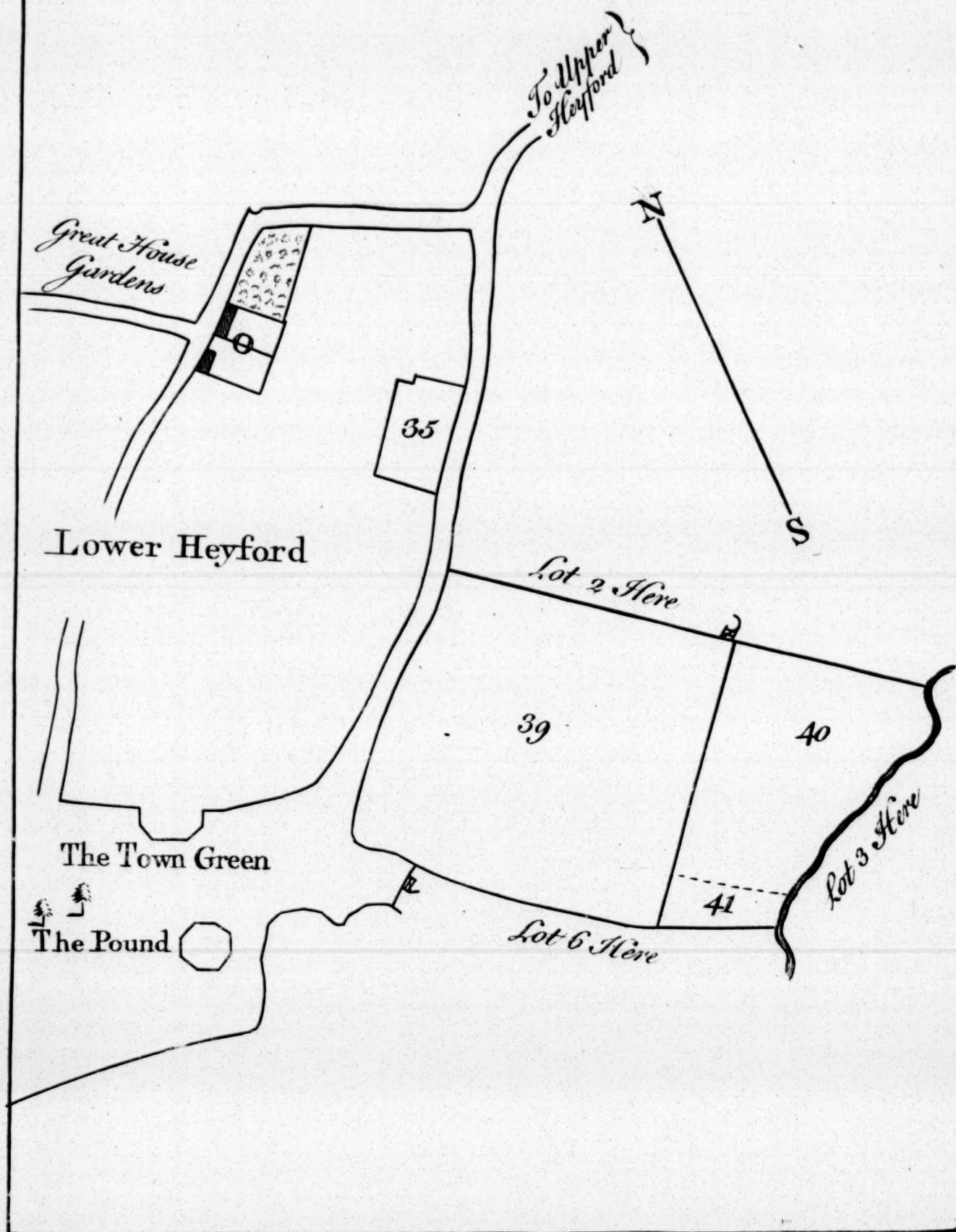
*N. B.* The major Part of the Lands contained in this Catalogue, now *Arable*, being of a *rich Quality*, may, at Pleasure, be converted into *Meadow* or *feeding Ground*.





LOT 1.

Scale 16 Poles to an Inch





# The FIRST DAY's Sale, Monday, November 13, 1758.

## LOT I.

### LOWER HEYFORD.

Numbers referring to the Plan.	Names of the Tenants.	Quality of the Lands.	Quantity of the Lands. Ac. Ro. Per.	Yearly Rent. l. s. d.
<i>William Simons.</i>				
40	Pond Close, alias Patfel-Pan, and	Meadow	2 0 20	
41	Patfel Pightle, now both in one, situate near the Town of <i>Lower Heyford</i>			
<i>Edward Middleton.</i>				
39	Patfel Close, adjoining to the last Close, and also to the said Town.	Pasture	4 0 32	
				11 16 0
<i>Richard Gardner.</i>				
0	An House, Yard, Barn and Garden, in <i>Lower Heyford</i> , near the last mentioned Lands.	Arable	0 1 33	
<i>Samuel Newbold.</i>				
35	Barn-Paddock, alias Ben's Orchard, near the said House.	Pasture	0 1 15	
			<hr/> 7 0 20	

In this Lot are of *Meadow* 2 0 20  
*Pasture* 4 2 7  
*Arable* 0 1 33

Total Acres 7 0 20

To be put up at the Sum of £. 280

N. B. The above are all Tenants at Will, and there are in this  
Lot 86 Elm and Ash Trees, some of which are Timber.

## The First Day's Sale.

# LOT 2. LOWER HEYFORD.

Numbers referring to the Plan.	Names of the Tenants.	Quality of the Lands.	Quantity of the Lands, Acr. Ro. Per.	Yearly Value. l. s. d.
	The Rev. Mr. HARGRAVE, by Lease, determinable at his Death, and who is about 70 Years of Age.			
X	A well built Stone House, 3 Rooms on a Floor, with a large well built Barn, a Yard, and large Garden, at 8 l. per Ann.		2 1 0	8 0 0
	And a Malt Kiln, adjoining to the above Yard, lett to Mr. Samuel Newbold at Will, at 3 l. per Ann.			3 0 0
	Mr. Hargrave, at Will			
38	The Spung, adjoining to his said House and Garden Edward Middleton, at Will.	Meadow	0 3 0	1 10 0
42	Upper Clarks Close	Meadow	3 3 24	18 0 0
43	Middle ditto Samuel Newbold, at Will.	Meadow	5 3 4	
44	Lower Clarks Close Thomas Payne, at Will.	Meadow	5 1 28	7 0 0
49	Warston-Ford Field; exclu- sive of a Road through the same, leading to Bugbrock, 40 Feet wide	Arable	11 2 20	10 11 6
		Acres	29 2 36	
		Acr. Ro. Per.		
In this Lot there are		Meadow	15 3 16	Tot. Rent 48 1 6
		Arable	11 2 20	
		House, &c.	2 1 0	

Total Acres 29 2 36

To be put up at the Sum of £. 1250

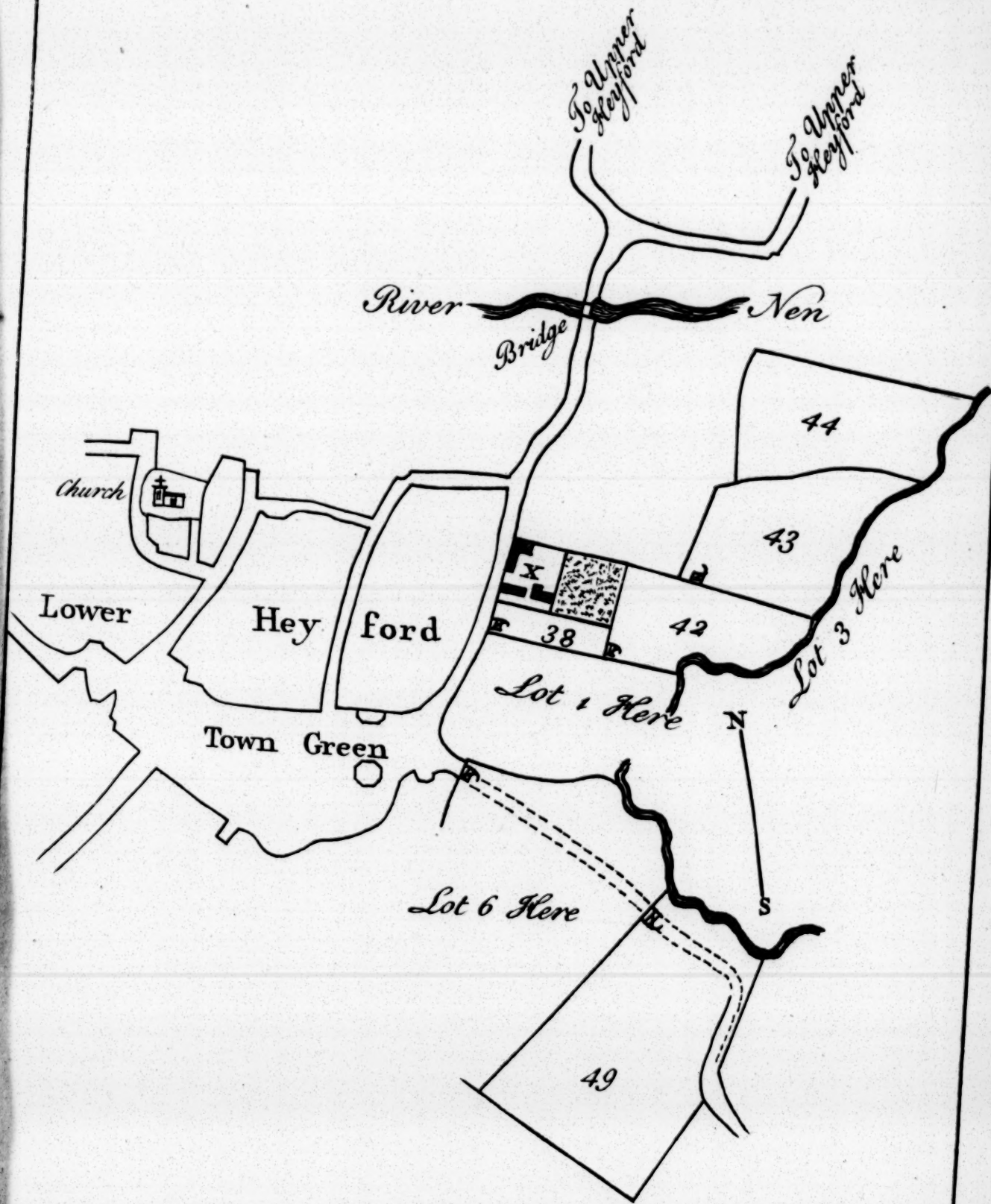
There are in the Hedge-rows of this Lot 110 Elm and Ash  
Trees, part of which are fine Timber.

N. B. This Lot is to be charged with the annual Payment of 3l 3s 4d to the  
Rector of Lower Heyford, as mentioned in the prefixed Account of Outgoings.



LOT 2.

Scale 40 Poles to an Inch



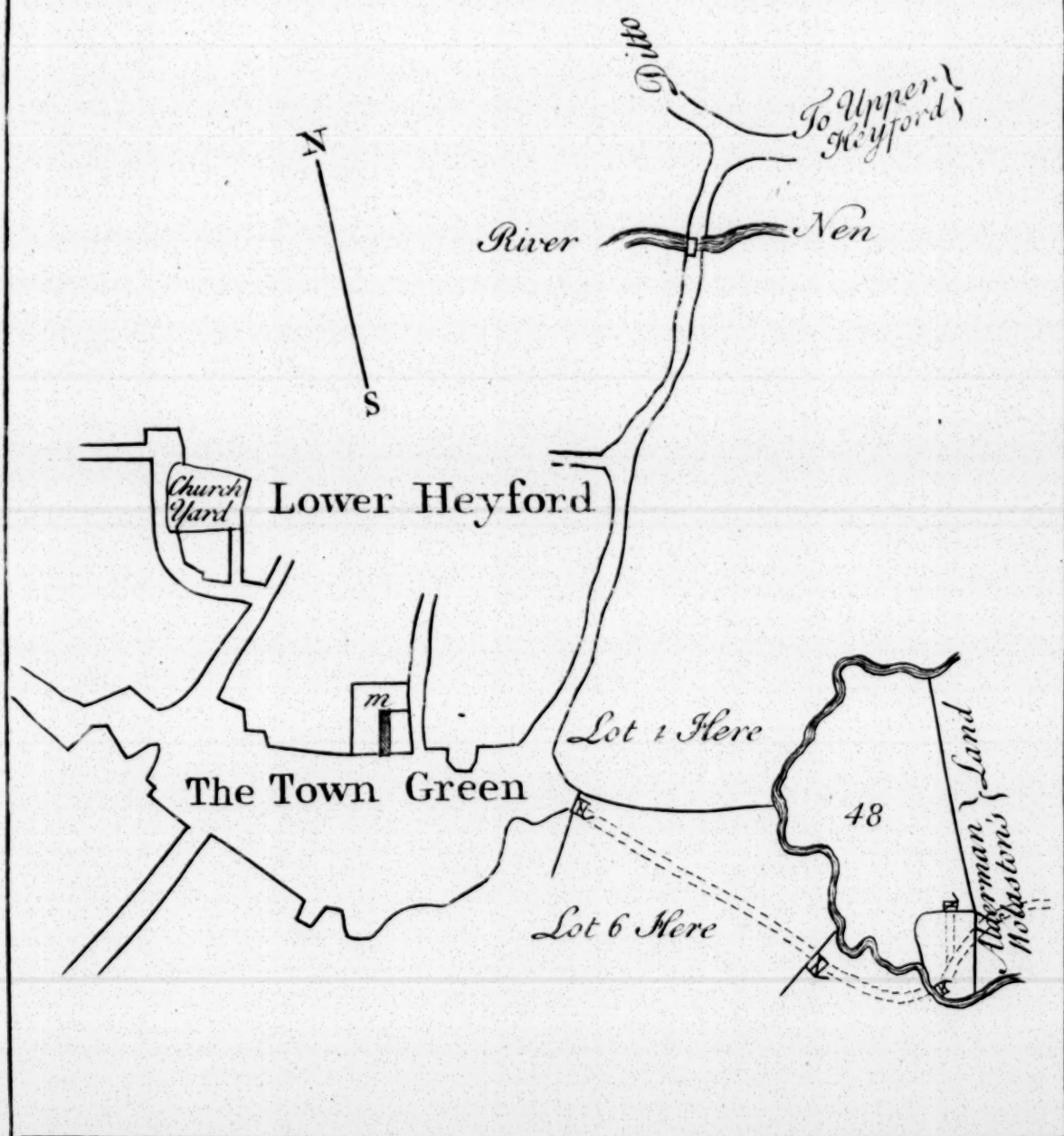






LOT 3.

Scale 40 Poles to an Inch.





# The First Day's Sale.

5

## LOT 3.

### LOWER HEYFORD.

Numbers  
referring to  
the Plan.

Tenants Names.

Quality.

Quantity.  
Acr. Ro. Per.

Yearly Rent:

*Thomas Payne, at Will,*  
48 Laram Meadow  
d A small Pightle to ditto

Meadow	6	2	23	}	10	17	0
Meadow	0	1	33				
	7	0	16				

*Mrs. Deval.*  
m A House in *Heyford* called  
the Bake-house, with a  
Baker's Oven, a Barn, Yard  
and Garden

— 0 1 7 3 0 0

Acres 7 1 23

Tot. Rent 13 17 0

To be put up at the Sum of £. 340

There are in the Hedge Rows of this Lot 33 fine young Elm  
and Ash Trees.

## LOT 4.

## LOWER HEYFORD.

Numbers referring to the Plan.	Names of the Tenants.	Quality	Quantity			Yearly Value.		
			Ac.	Ro.	Per.	l.	s.	d.
	<i>Thomas Payne, at Will.</i>							
46	High Worston and Drift- Way, a small Part Arable.	Pasture	25	2	26	22	19	0
N	A Rick Yard, Barn and Sta- ble, adjoining to the Town Green.		0	1	18	2	0	0
	<i>Richard Claridge, by Agreement for a Lease of 21 Years from Lady Day 1756.</i>							
45	Lower Worston	Meadow	11	1	26	17	2	0
AA	Two Hooks; together	Meadow	2	0	34	3	6	0
		Acres	39	2	24	45	7	0

	Ac.	Ro.	Per.
In this Lot are of Meadow	13	2	20
Pasture and Arable	25	2	26
Rick Yard	0	1	18
	39	2	24

f A Cottage facing the above  
said Rick Yard, in the Oc-  
cupation of *William Star-  
more*, at Will, with a small  
Barn and Yard, at

0 16 0

Total Rent 46 3 0

To be put up at the Sum of £. 1200

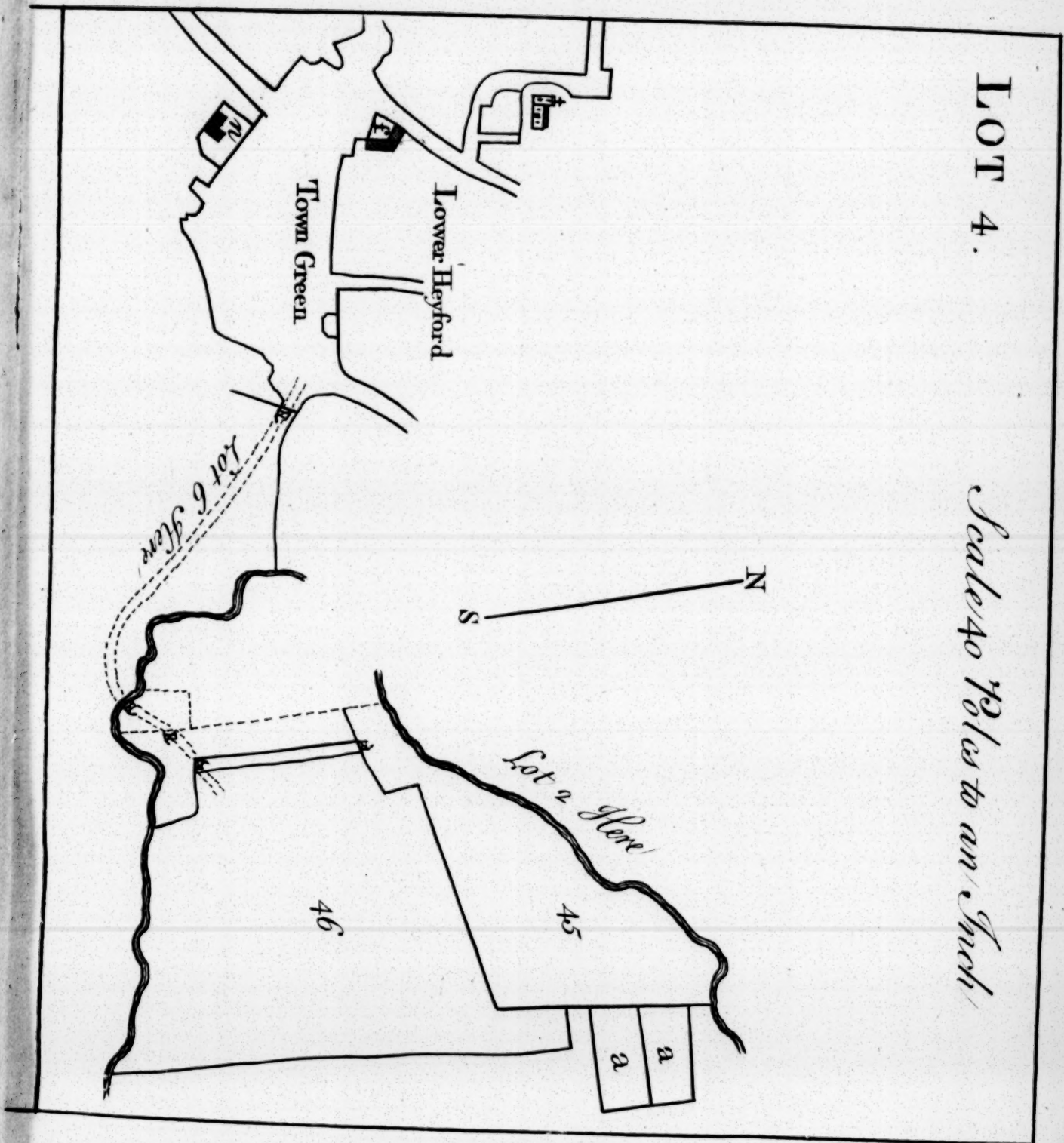
There are in the Hedge Rows of this Lot 179 fine Elm and Ash  
Trees, part of which are Timber.

N. B. This Lot is to be charged with the annual Payment of 11 5s to the  
Rector of Bugbrook, as mentioned in the prefixed Account of Outgoings,



LOT 4.

Scale 40 Yds to an Inch



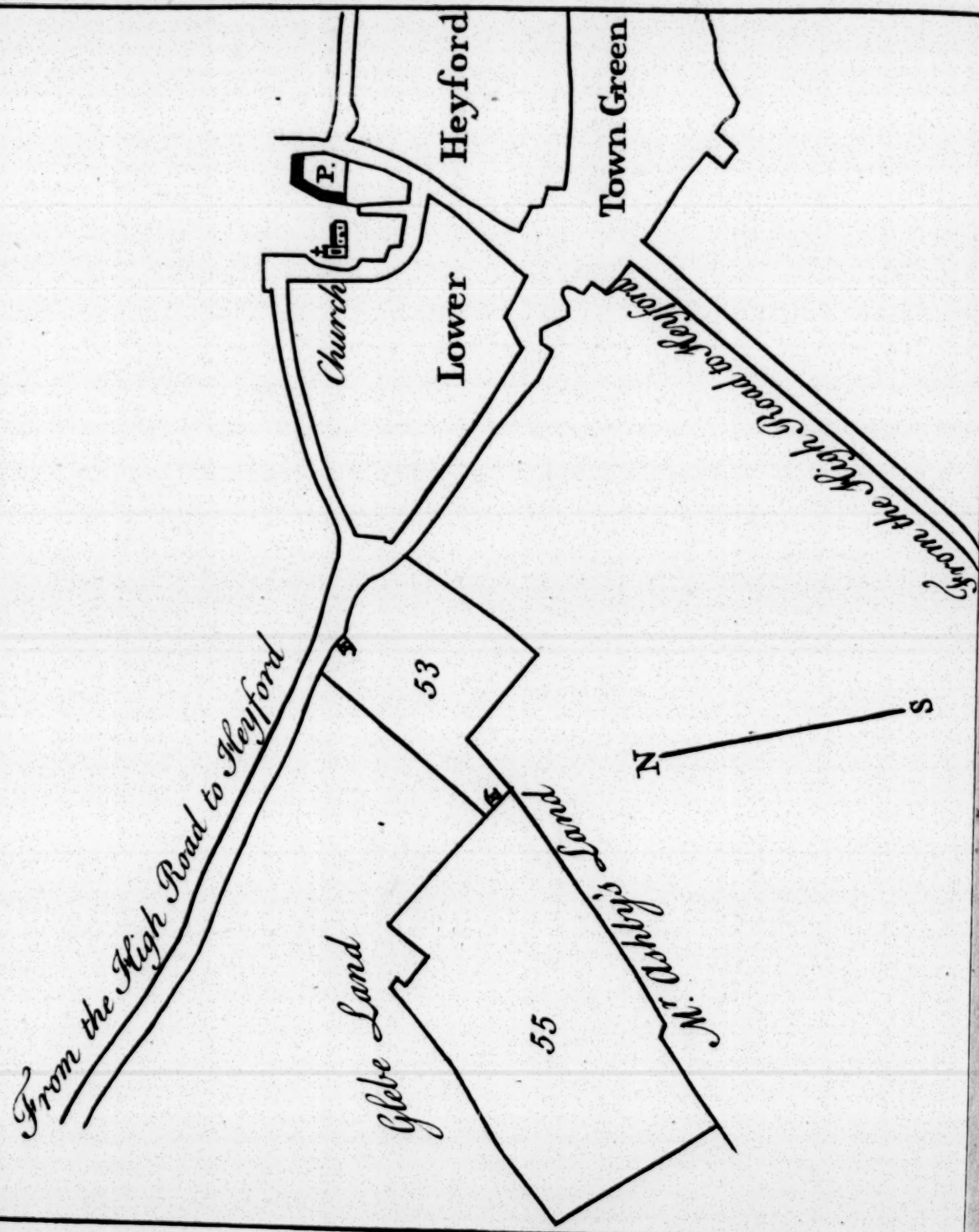






LOT 5.

Scale 40 Poles to an Inch





# The First Day's Sale.

7

## LOT 5.

### LOWER HEYFORD.

Numbers  
referring to  
the Plan.

Tenants Names.

Quality.

Quantity.  
Acr. Ro. Per.

Yearly Rent.

*Edward Middleton, at Will.*  
To Lands in *Lower Heyford*,  
and adjoining to the Lane  
leading from the *Chester*  
Road to *Heyford, Bugbrook*,  
&c.

53 Inland Spung  
55 Talland

<i>Pasture</i>	5	1	27	} 24 10 6
<i>Arable</i>	14	0	37	
<hr/>				
Total Acres	19	2	24	

P An House, Barn, Stable Yard, &c. adjoining  
to the Church Yard, now in the Occupation  
of *Samuel Newbold*, at Will

} 3 5 0

---

Total Rent 27 15 6

---

To be put up at the Sum of £. 700

There are in the Hedge Rows of this Lot 36 fine young Elm  
and Ash Trees; and also a great Number of fine young Plants in  
the young Quick Hedges, which are very flourishing.

## LOT 6.

## LOWER HEYFORD.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity.	Yearly Rent.
In Hand.				
r	The Manor House in <i>Lower Heyford</i> , near the Church, built with Stone, fash'd and tiled, consisting of four Rooms on a Floor, an Hall and Stair-Cafe, well wainscotted and floored, besides lower Offices, a large Kitchen and other Conveniences, fit for a large Family, and ornamented with several Avenues and Plantations of Trees, now in great Perfection.			
34	The Garden ———	——	1 3 8	
q	Coach-house, Stable, and Stable-yard ———	——	0 0 38	
	Now in Hand, but to let are worth at least ———	——		16 0 0
Mess. <i>William Ashbey</i> and <i>Edward Judkins</i> .				
31	The Orchard ———	Meadow	2 3 31	} 13 4 0
30	The Park, in which are large Fish Ponds adjoining to the River ———	Meadow	8 1 6	
<i>Richard Adams</i> .				
32	Bridge Close, alias Wilks's Leys	Arable	5 0 12	7 10 0
<i>Edward Middleton</i> , at Will.				
28	The Spung ———	Meadow	1 0 20	1 0 0
27	The Ozier Bed or Coppice	Ozier	6 3 34	3 3 0
<i>Thomas Robinsen</i> .				
25	Hall Meadow ———	Meadow	6 3 4	} 13 2 6
26	Second Hall Meadow	Meadow	6 3 8	
<i>Thomas Cotsford</i> , at Will.				
24	Nearer Miller's Home	Meadow	4 1 0	} 13 0 0
23	Further ditto ———	Meadow	5 2 0	
N. B. All the above Lands lye contiguous to the House.			Carried over	66 19 6



nt.

0

6

0

0

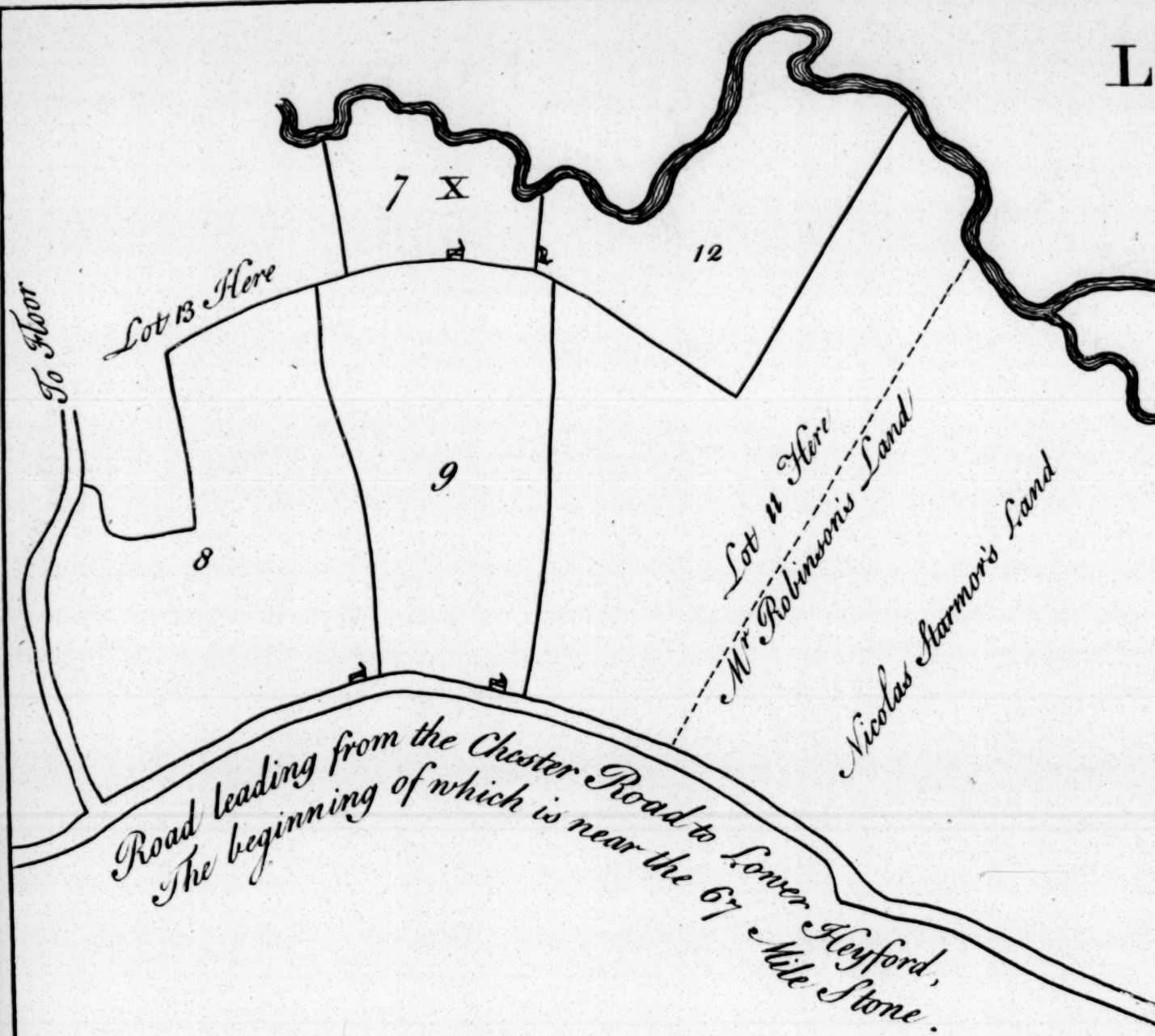
0

6

0

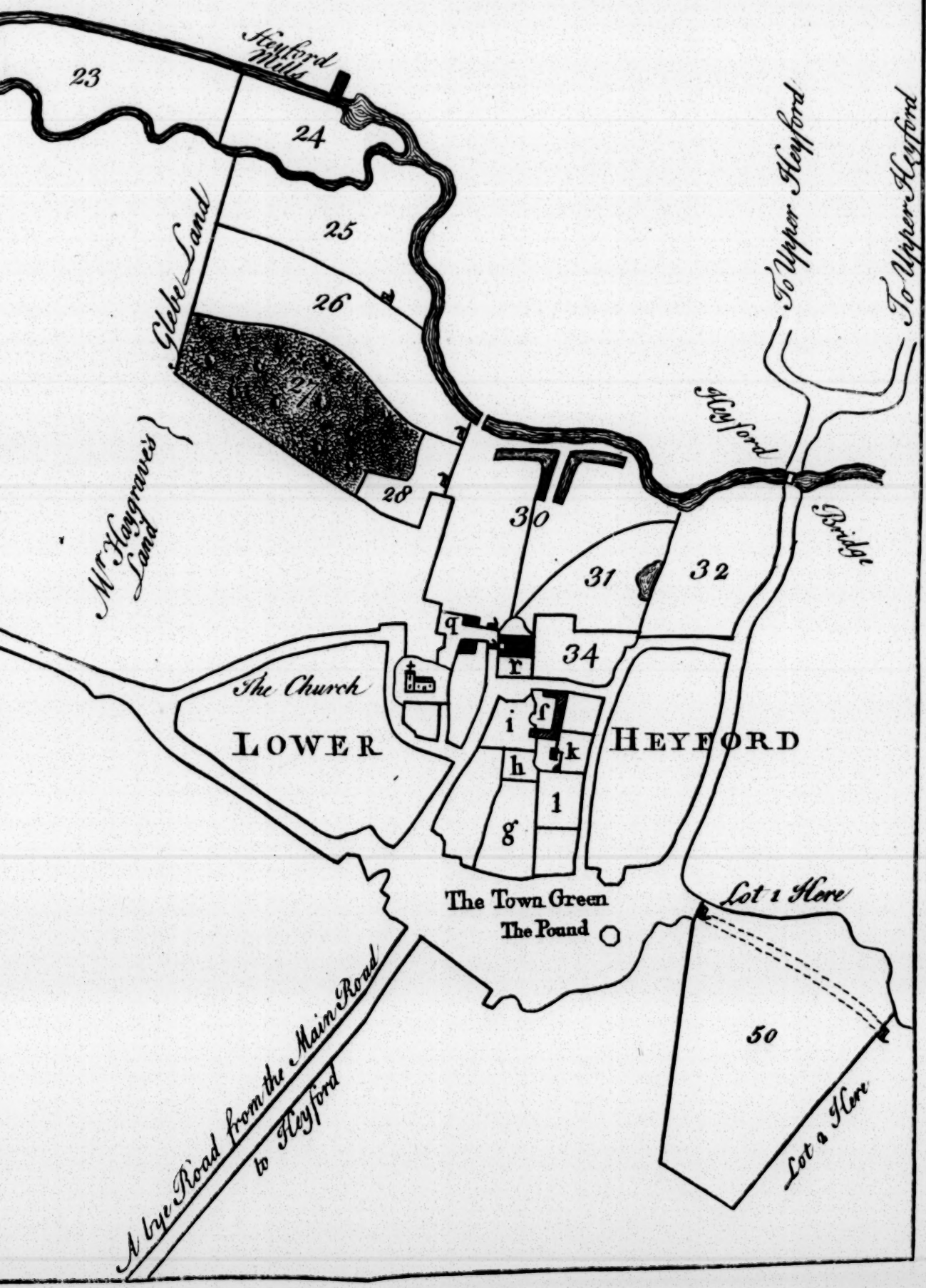
6

L





LOT 6.      *Scale 40 Poles to an Inch*



Núm  
refer  
the P

g &  
1  
k  
5  
x

12



Tr  
No



Al



# The First Day's Sale.

9

## LOT 6. continued.

### LOWER HEYFORD.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity.			Yearly Rent.		
			Acr.	Ro.	Per.	l.	s.	d.

Carried over 66 19 6

*Edward Middleton at Will.*

f	A good Farm House, called <i>Baker's</i> House, with Yards, Barns, Gardens, and a large Dove House, at a small Distance from the Manor House		0	1	38			
i	The Rick Yard		0	2	24			
g & h	The Home Close	Pasture	1	1	38			
l	Bake-house Close	Meadow	1	0	0			
k	The Paddock	Pasture	0	1	18			
50	Adal, alias Town Green Mead	Pasture	14	1	13	80	0	8
x 7	Nearer Part of Long Town Meadow	Meadow	7	0	0			
8	Bell Pool Leys, alias Long Field	Arable	25	1	8			
9	Long Wheat Land	Arable	19	0	1			
12	Middle Town Meadow	Meadow	14	0	7			

Acres 133 1 23 147 0 2

	Acr.	Ro.	Per.
In this Lot are of <i>Meadow</i>	57	2	36
<i>Arable</i>	49	1	21
<i>Pasture</i>	16	0	24
<i>Ozier</i>	6	3	34
<i>Buildings, Yards and Gardens</i>	3	0	28

Together 133 1 23

To be put up at the Sum of £. 3600

There are in the Hedge-rows and elsewhere in this Lot 659 Elm and Ash Trees (exclusive of Willow Trees) great Part of which are Timber.

Note. This Lot adjoins to Lot 7. in *Upper Heyford*, which Lot was heretofore a Part of the Manor-House Farm in *Lower Heyford*.

This Lot is to be charged with an annual Payment to the

Rector of Stowe with 9 Churches of — 25 0 1½

Also with a Fee Farm Rent, payable to his Majesty, of — 0 3 4

25 3 5½

## LOT 7.

## UPPER HEYFORD.

Numbers referring to the Plan.	Names of the Tenants.	Quality.	Quantity. Ac. Ro. Per.	Yearly Rent. l. s. d.
	<i>William Adams, jun. at Will.</i>			
35	Capell's Orchard	Pasture	2 2 2	3 0 0
	<i>Edward Middleton, at Will.</i>			
36	Upper Park, with a large well-built Ox-house in ditto, for Winter feeding.	Arable	35 0 8	58 10 0
37	Fuller's Holmes, in the Oc- cupation of <i>William Ashbey,</i> and <i>Edward Judkins.</i>	Meadow	5 1 2	27 4 0
38	Broad Meadow, in the Oc- cupation of <i>ditto.</i>	Meadow	12 2 10	
			55 1 22	
In this Lot are of Meadow			17 3 12	Total Rent 88 14 0
Pasture			2 2 2	
Arable			35 0 8	
Total Acres			55 1 22	

Three Cottages in the Tenure of *John Johnson, Mark*  
*Moore,* and *John Mobb,* built on the Waste, to pay } 0 1 0  
 4d each.

88 15 0

To be put up at the Sum of £. 2200

*Note.* The upper Park is now Arable, but is as good and rich Ox-feeding Ground as any in *England*; is well water'd, and may be immediately converted to that Use.

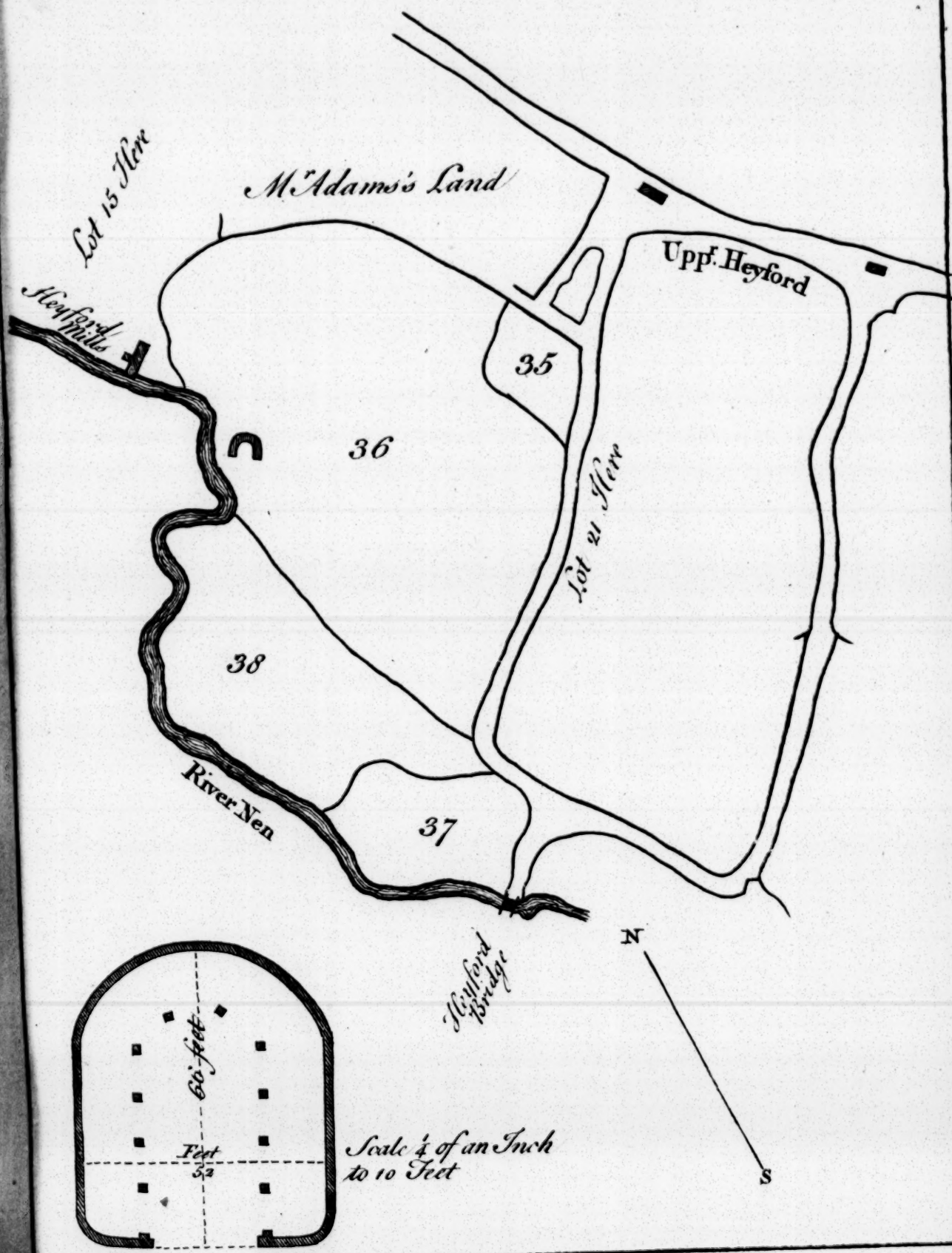
There are in the Hedge Rows and elsewhere, in this Lot, 298 Elm and Ash (and also many Willow) Trees part of which are very valuable.

N. B. This Lot is to be charged with the annual Payment of 6l 13s 4d (sub-  
 ject to Land Tax) to the Rector of Lower Heyford, as mentioned in the pre-  
 fixed Account of Outgoings.



LOT 7

Scale 40 Poles to an Inch



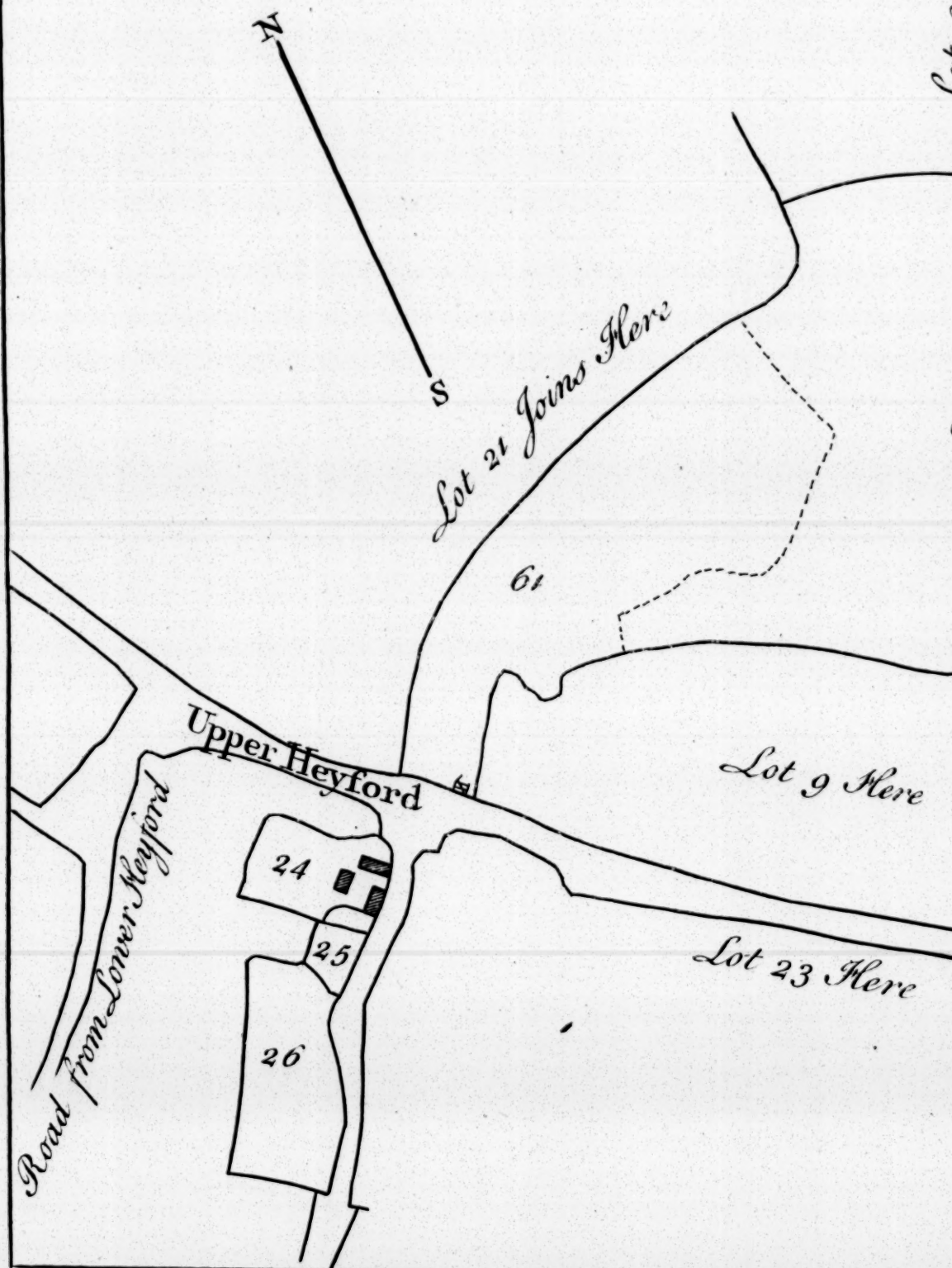




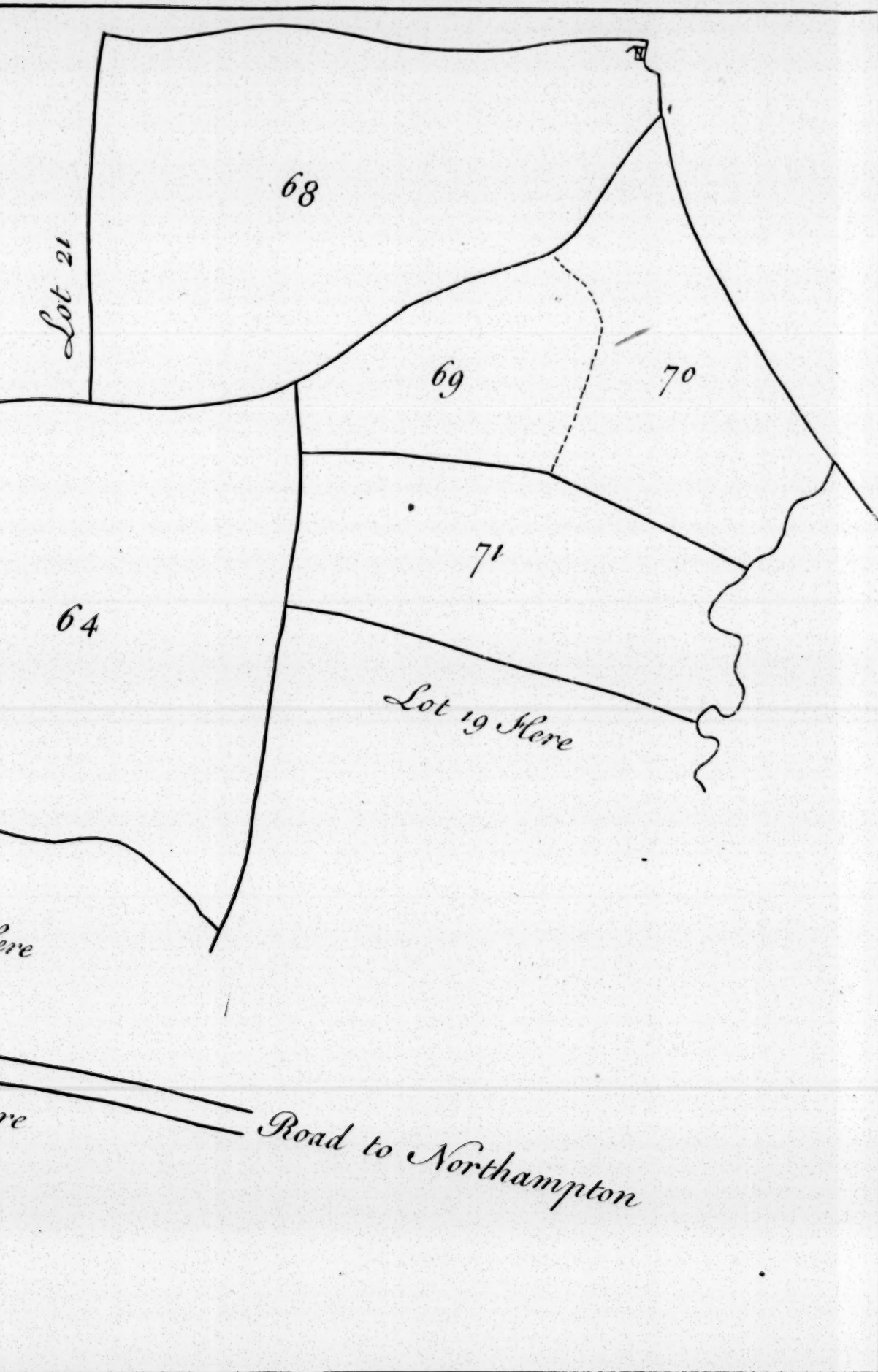


LOT 8.

*Scale 40 Poles to an Inch*











# The First Day's Sale.

11

## LOT 8. UPPER HEYFORD.

Numbers referring to the Plan.	Names of the Tenants.	Quality.	Quantity.	Yearly Rent.
			Acr. Ro. Per.	l. s. d.

*William Holmes, William Adams, sen. Tenants at Will, to Lands part adjoining to Harpwell Common Field, and part adjoining to the Road, leading from Northampton to Daventry.*

*William Holmes.*

A new Farm-house at Upper Heyford, with Barns, Yard, and other Conveniencies.

24 The said House and Buildings, with the Home Close

25 The Pightle, or Garden.

26 Poole Close.

61 Talham Spring.

64 Second Part of ditto.

*William Adams, sen.*

69 Cow Field, alias Calves Close.

70 Twist Ground.

71 Long Leys.

68 Great Rye Hill.

<i>Meadow</i>	3	0	0	} 64 0 0
<i>Pasture</i>	0	1	10	
<i>Meadow</i>	3	3	32	
<i>Pasture</i>	20	2	9	
<i>Arable</i>	47	1	1	

<i>Pasture</i>	12	3	9	} 44 0 0
<i>Arable</i>	18	0	10	
<i>Meadow</i>	22	2	8	
<i>Arable</i>	46	1	8	25 0 0

	Ac.	Ro.	Per.
In this Lot are of <i>Meadow</i>	29	2	0
<i>Pasture</i>	33	2	28
<i>Arable</i>	111	2	19

174 3 7

Total Rent 133 0 0

Together 174 3 7

Three Cottages in the Tenure of Richard Smith, William Bodfish, and ——— Thomson, built on the Waste, and pay 4d each.

0	1	0
<hr/>		
133	1	0

To be put up at the Sum of £. 3300

There are in the Hedge-rows of this Lot 605 Trees, great part of which are Timber.

N. B. This Lot is to be charged with the annual Payment of 16l 10s to the Rector of Bugbrook, subject to Land Tax, as mentioned in the prefixed Account of Outgoings; and also to a Fee Farm Rent, payable to his Majesty of 10s 5d  $\frac{1}{2}$ , for which Land Tax is allowed.

## LOT 9.

## UPPER HEYFORD.

Numbers referring to the Plan.	Tcnants Names.	Quality.	Quantity.			Yearly Rent.		
			Acr.	Ro.	Per.	l.	s.	d.
	<i>William Adams, junior, at</i>							
	<i>Will.</i>							
62	First Part of <i>Langfurlong</i>	<i>Arable</i>	10	1	8	24	10	0
63	Second Part of ditto	<i>Pasture</i>	21	0	0			
Total Acres			31	1	8			

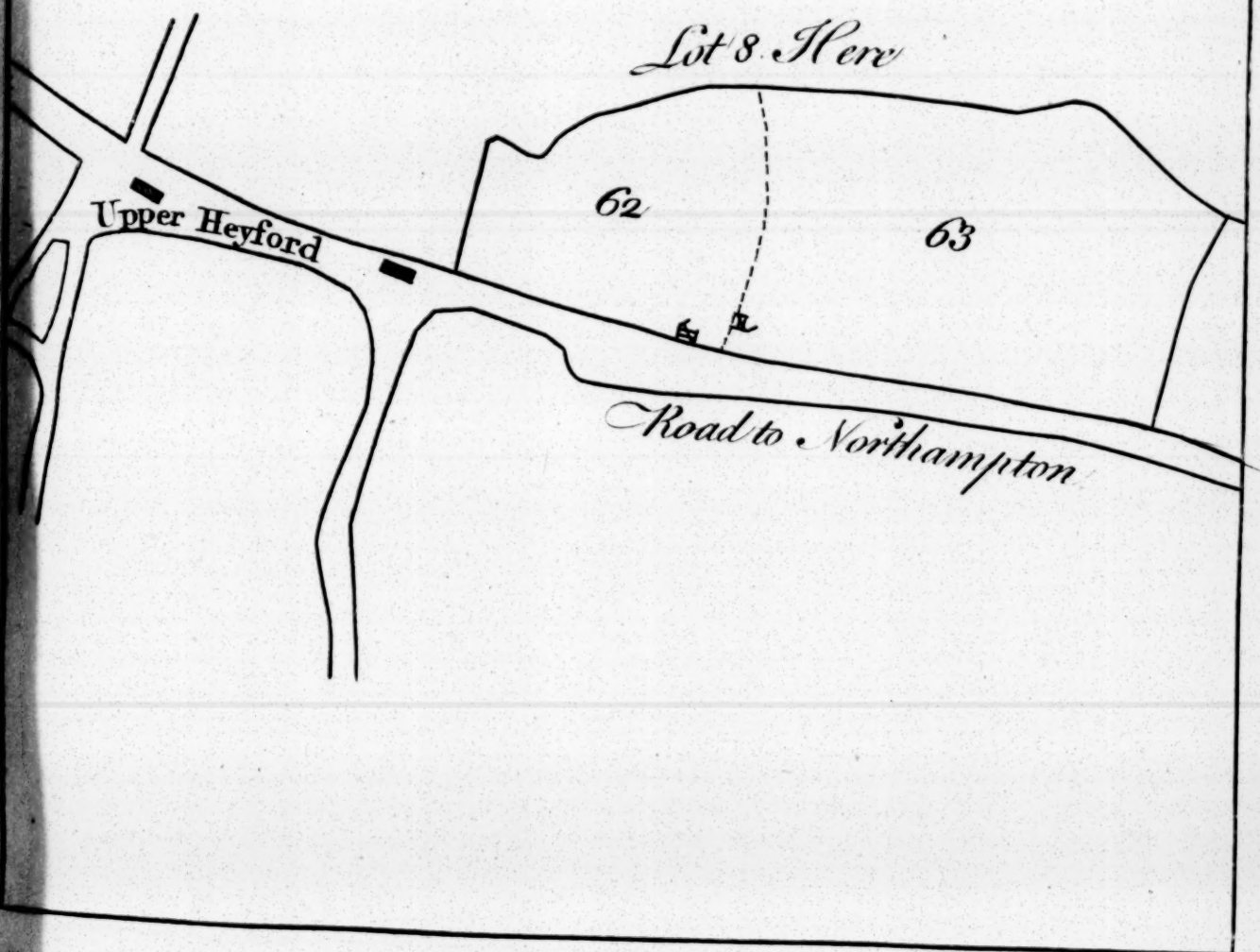
To be put up at the Sum of £. 620

There is in this Lot a good Sheep Pen, and in the Hedge-rows there are 93 fine young Elm and Ash Trees.



LOT 9

*Scale 40 Poles to an Inch*



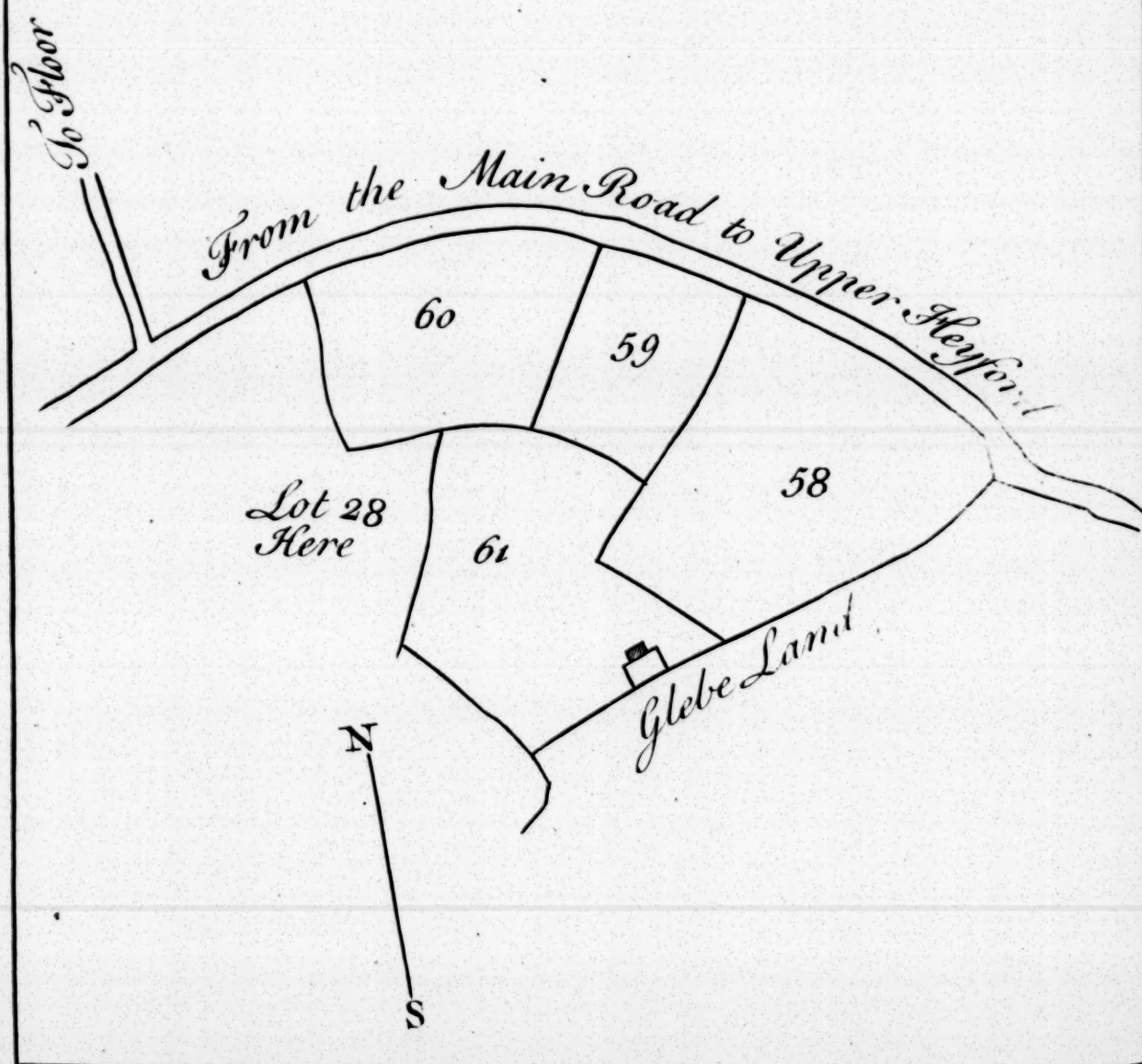






LOT 10.

Scale 40 Poles to an Inch





# The Firft Day's Sale.

13

LOT 10.

LOWER HEYFORD.

Numbers referring to the Plan.	Names of the Tenants.	Quality.	Quantity. Ac. Ro. Per.	Yearly Rent. l. s. d.
--------------------------------------	-----------------------	----------	---------------------------	--------------------------

*Thomas Wright*, at Will,  
To Lands in the Manor of  
Lower Heyford, adjoining  
to the Lane leading from  
the Chester Road to Lower  
Heyford, Bugbrook, &c.

58	Standbridge Long.	Arable	13 3 33	} 34 15 0
59	Simons's Meadow.	Meadow	5 2 13	
60	Overshelve and Pightle.	Arable	8 1 17	
61	Barn Field, in which are a Barn and Stable.	Arable	10 3 9	
		Acres	<u>38 2 32</u>	

	Ac. Ro. Per.
In this Lot are of <i>Meadow</i>	5 2 13
<i>Arable</i>	<u>33 0 19</u>
Together	<u>38 2 32</u>

Y A Cottage on the Town Green, in the Occupa-  
tion of *Richard Roberts*.

0 15 0

Total Rent 35 10 0

To be put up at the Sum of £. 900

In this Lot there are fine young Quick Fences of about Eight  
Years Growth, in which are a great Number of thriving Elm  
and Ash Trees.

N. B. This Lot is to be charged with the annual Payment of 2l 4s 9d  
to the Rector of Lower Heyford, as mentioned in the prefixed Account of Out-  
goings.

## LOT II.

## LOWER HEYFORD.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity. Acr. Ro. Per.	Yearly Rent. l. s. d.
--------------------------------------	----------------	----------	----------------------------	--------------------------

*Thomas Wright, at Will.*

An House, Barn and Yard  
adjoining to the Church-  
yard; and to Lands near  
the Town, adjoining to the  
Lane leading from the  
*Chester Road to Lower Hey-*  
*ford.*

e The House and other Build-  
ings

ro Broad Wheat Land

11 Lower Part of ditto

13 First Town-Meadow

	Arable	10	0	0	} 41 0 0
	Pasture	11	0	3	
	Meadow	10	0	8	
	Acres	31	1	23	

A Smith's Shop in the Tenure of *Joseph Robinson,* }  
under the same Roof with *Thomas Wright*

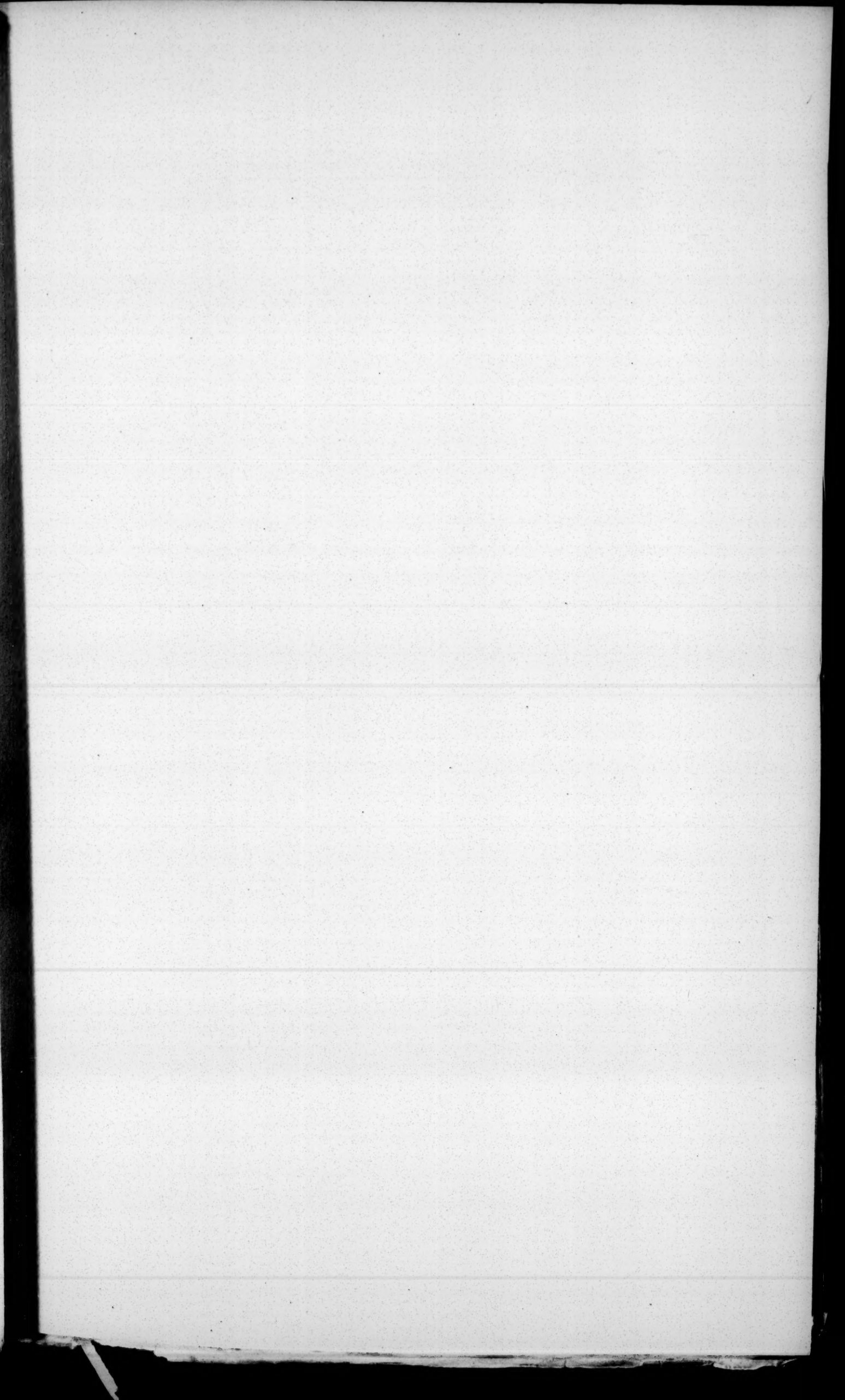
1 0 0

42 0 0

To be put up at the Sum of £. 1100

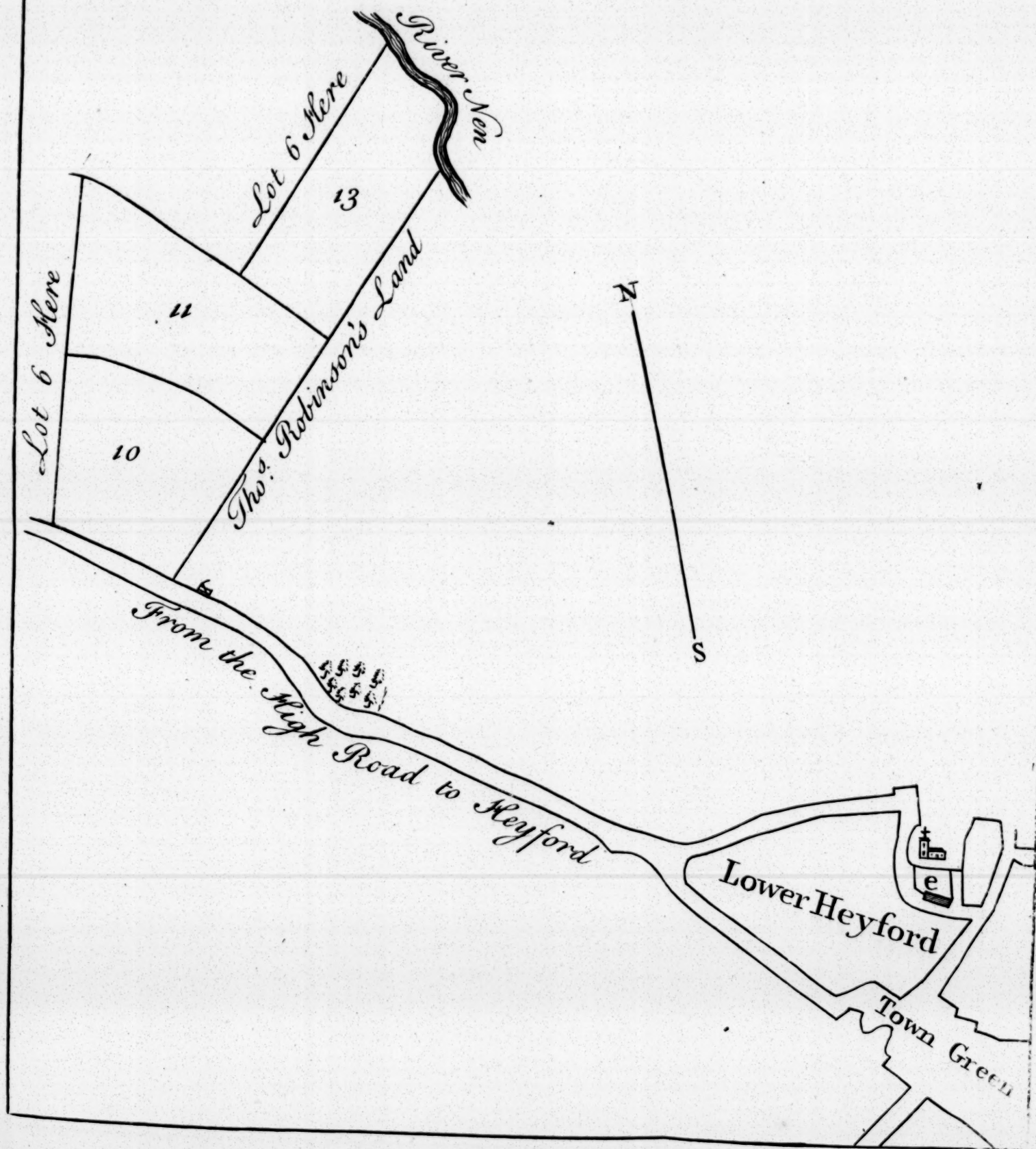
This Lot is well fenced with young Quicks of about eight  
Years Growth, in which are planted a great many fine thriving  
Trees.





LOT II.

Scale 40 Poles to an Inch

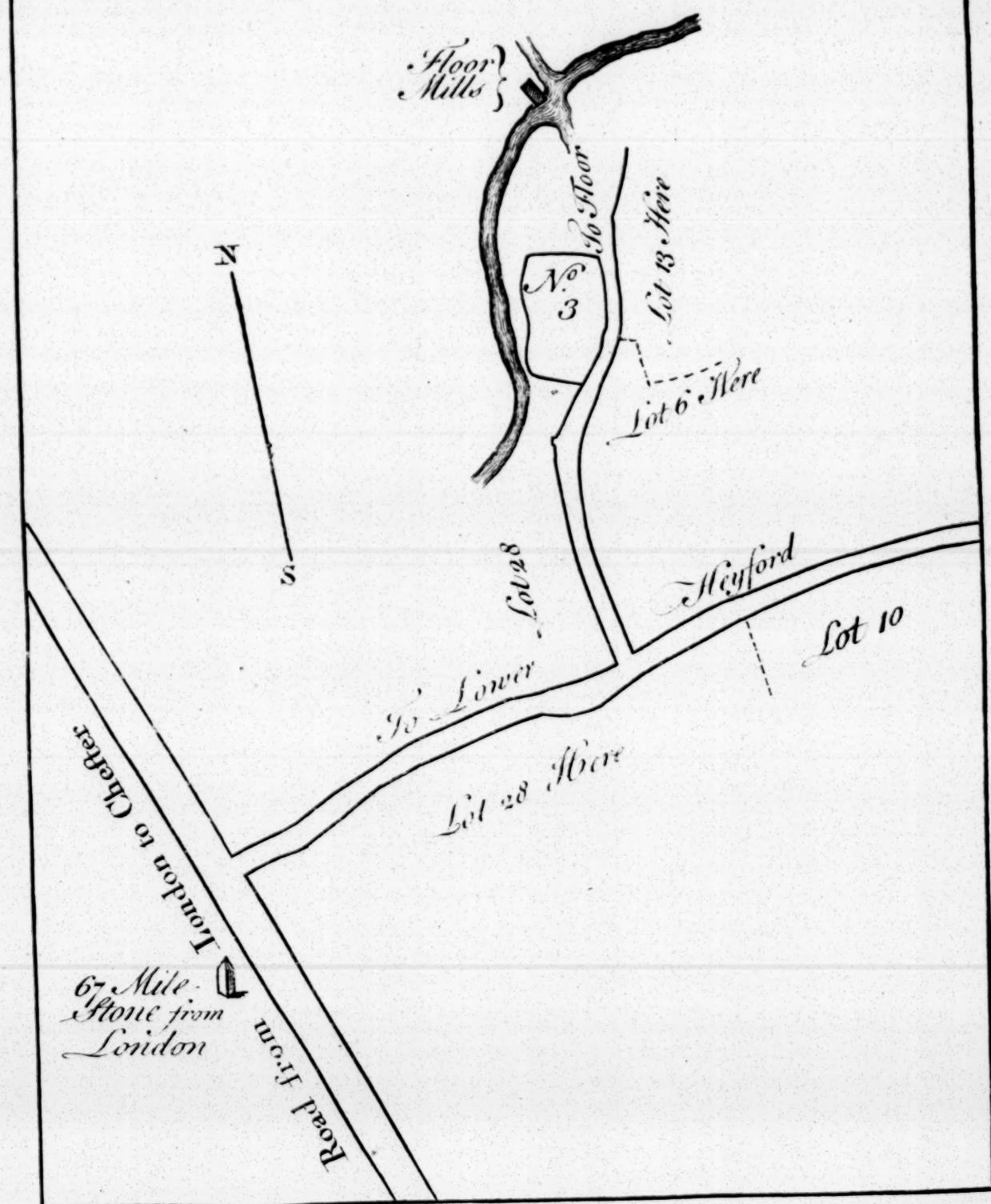






LOT 12.

Scale 40 Poles to an Inch.





# The First Day's Sale.

15

## LOT 12.

### LOWER HEYFORD.

Numbers  
referring to  
the Plan.

Tenants Names.

Quality.

Quantity.

Yearly Rent.

Acr. Ro. Per.

l. s. d.

*John Walker*, by an Agree-  
ment for a Lease for twelve  
Years from *Lady Day* 1756.

To a Close of Meadow Land  
near Flower Mills and the  
*Chester* Road.

3 Flash Close

—

*Meadow* 1 3 0 2 10 0

To be put up at the Sum of £. 70

The Quicks about this Lot are well planted with several  
young thriving Trees.

## LOT 13.

## LOWER HEYFORD.

Numbers referring to the Plan.	Names of the Tenants.	Quality.	Quantity. Ac. Ro. Per.	Yearly Rent. l. s. d.
--------------------------------------	-----------------------	----------	---------------------------	--------------------------

*John Walker*, by an Agree-  
ment for a Lease for twelve  
Years from *Lady-day* 1756.

To Lands near Flower Mills,  
and the Chester Road.

5	Lane Meadow	<i>Meadow</i>	3 0 4	3 18 0
6	Spung	<i>Arable</i>	3 2 0	3 16 0
7	Further part of Long Town Meadow	<i>Meadow</i>	8 0 0	12 0 0

Acres 14 2 4

In this Lot are of	Ac. Ro. Per.	
<i>Meadow</i>	11 0 4	Total Rent 19 8 0
<i>Arable</i>	3 2 0	

Total Acres 14 2 4

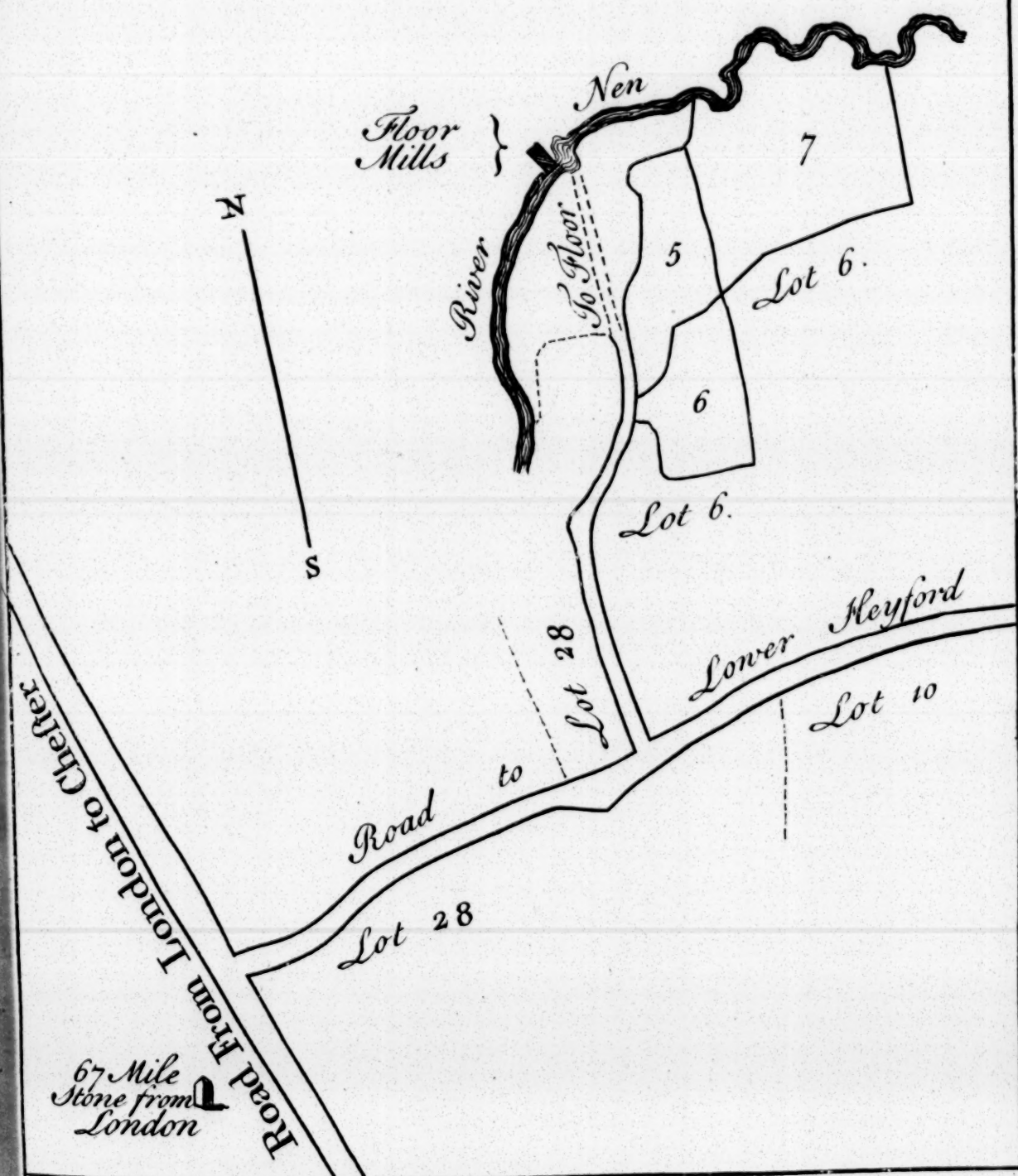
To be put up at the Sum of £. 500

There are in the Hedge-rows of this Lot 74 fine young  
Trees.



LOT 13.

Scale 40 Poles to an Inch



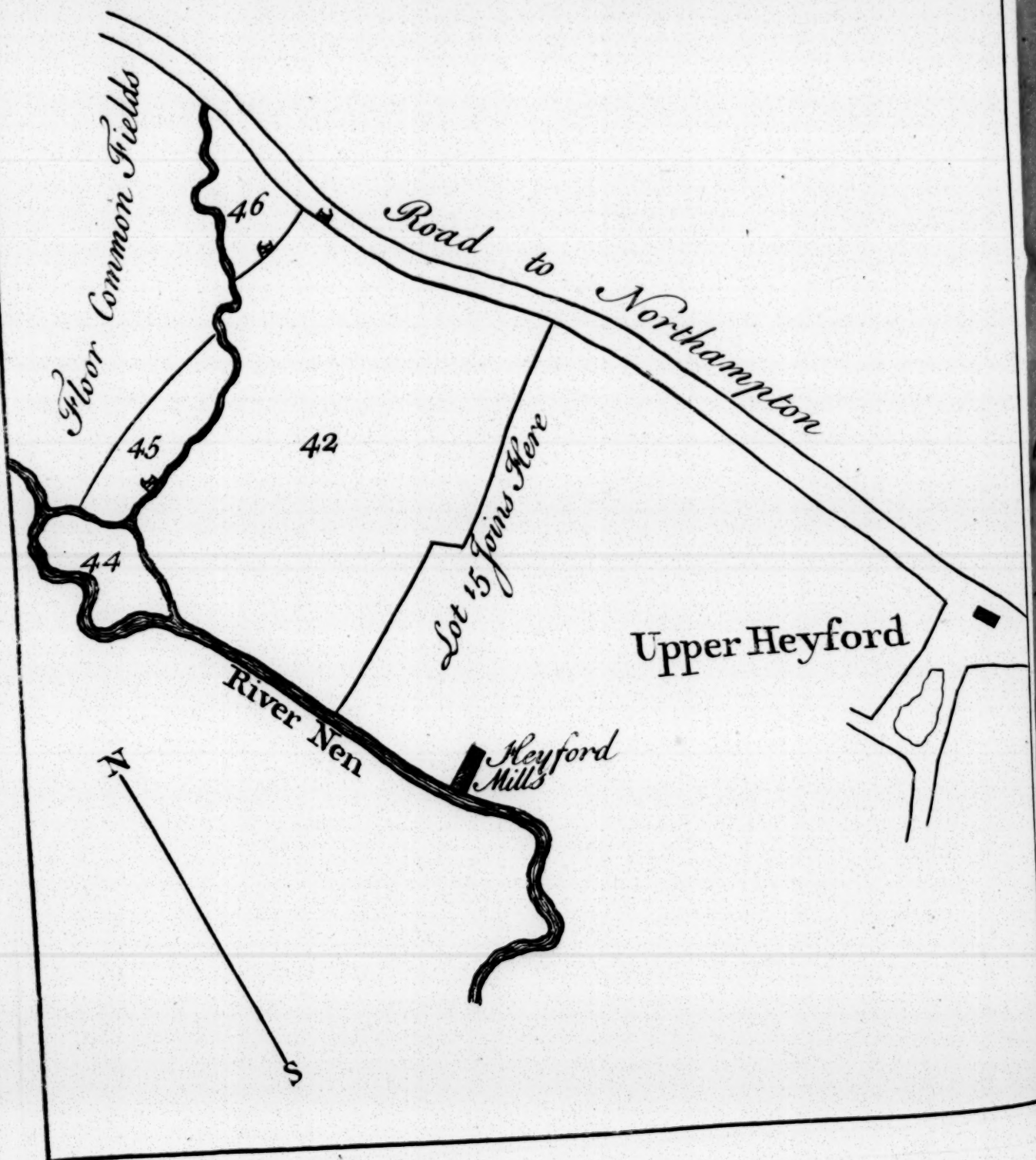






LOT 14.

Scale 40 Poles to an Inch





# The First Day's Sale.

## LOT 14.

### UPPER HEYFORD.

Numbers referring to the Plan.	Names of the Tenants.	Quality.	Quantity.	Yearly Rent.
			Ac. Ro. Per.	l. s. d.

*William Adams, jun. at Will.*

42	Wind-Mill Ground.	}	Meadow	4	2	0	}	29	0	0
			Arable	25	1	34				
44	Wind-Mill Lower Hook.		Meadow	1	1	14				
45	Middle ditto.		Meadow	1	1	10				
46	Upper ditto.	Meadow	1	2	4					
			Acres	34	0	22				

In this Lot are of	Ac. Ro. Per.
Meadow	8 2 28
Arable	25 1 34

Total Acres	34 0 22
-------------	---------

To be put up at the Sum of £. 700

There are in the Hedge-rows of this Lot 176 fine young Elm and Ash Trees, several Willow Trees, and also a fine young Quick planted to divide the Windmill Ground; in which there are planted great Numbers of Elm and Ash Plants.

## LOT 15.

## UPPER HEYFORD.

Numbers referring to the Plan.	Names of the Tenants.	Quality.	Quantity.	Yearly Rent.		
			Ac. Ro. Per.	l.	s.	d.
	<i>William Adams, jun. at Will.</i>					
41	The Eleven Acres	$\left\{ \begin{array}{l} \textit{Meadow} \\ \textit{Arable} \\ \textit{Pasture} \end{array} \right.$	$\left\{ \begin{array}{l} 1 \ 0 \ 0 \\ 7 \ 1 \ 18 \\ 6 \ 0 \ 0 \end{array} \right.$	12	5	0
	<i>Thomas Cotsford, at Will.</i>					
43	A Water Mill, with a Dwelling House, a Barn, Stable, Yard and Garden	$\left\{ \text{—————} \right.$	$\left\{ \begin{array}{l} 0 \ 2 \ 9 \end{array} \right.$	13	0	0
		Acres	$\begin{array}{r} 14 \ 3 \ 27 \\ \hline \end{array}$	$\begin{array}{r} 25 \ 5 \ 0 \end{array}$		

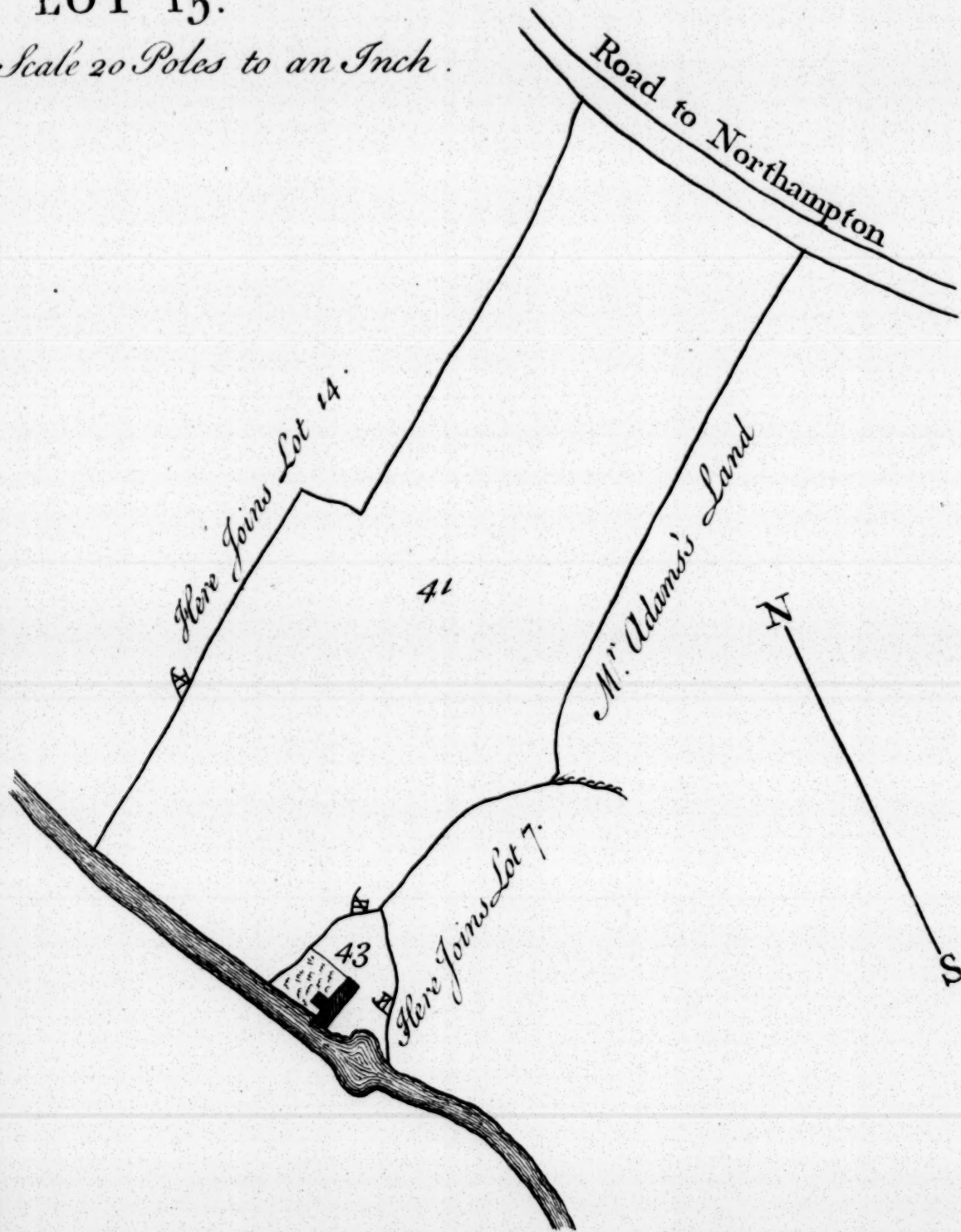
To be put up at the Sum of £. 620

There are in the Hedge-rows of the Eleven Acres 93 fine young Trees, exclusive of Willows.



LOT 15.

Scale 20 Poles to an Inch.



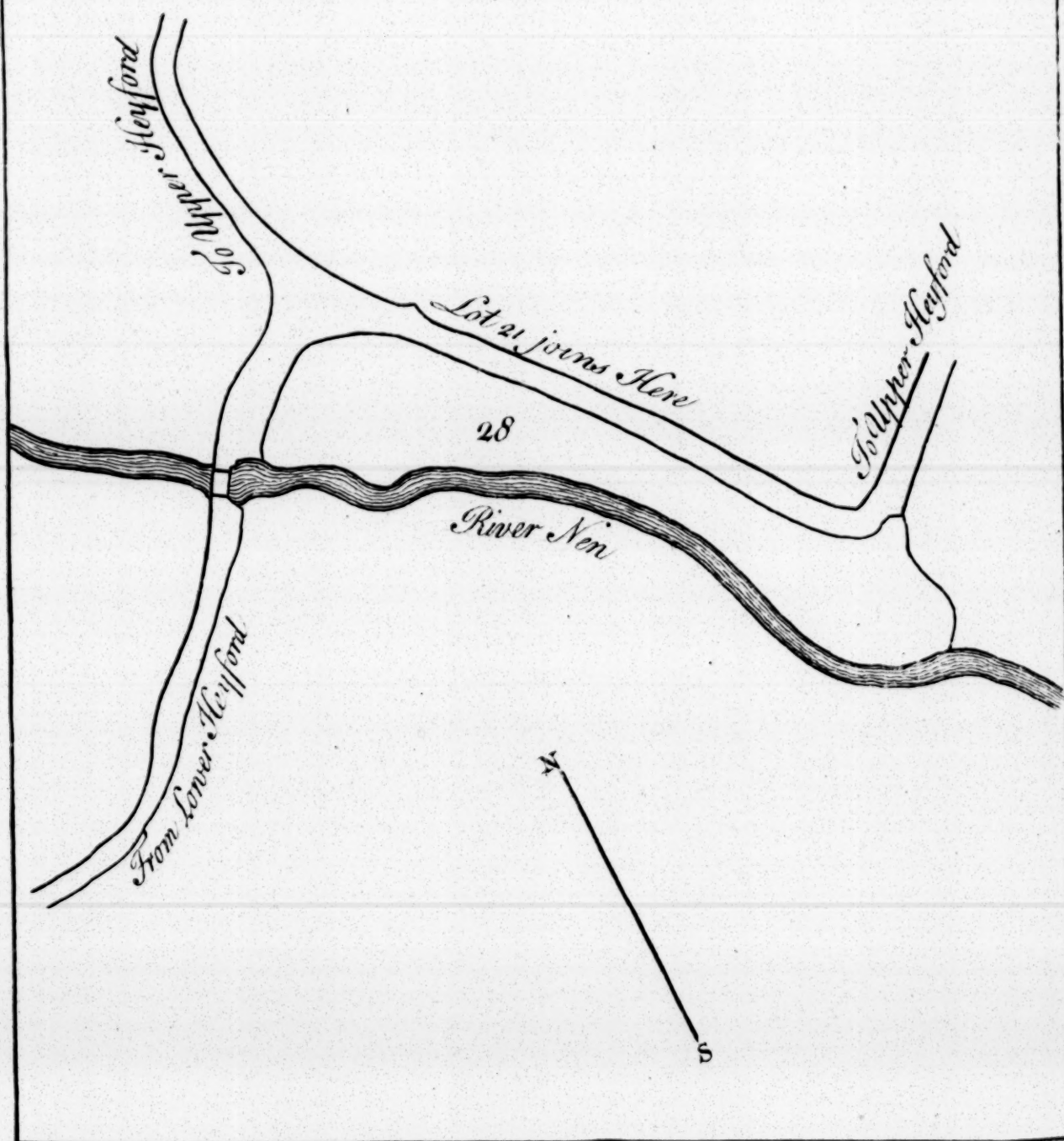






LOT 16

Scale 16 Poles to an Inch





# The SECOND DAY's Sale.

*Tuesday, November 14, 1758.*

## LOT 16.

### LOWER HEYFORD.

Numbers  
referring to  
the Plan.

Tenants Names.

Quality.

Quantity.  
Acr. Ro. Per.

Yearly Rent.  
l. s. d.

*Thomas Payne, at Will.*

To a Clofe of Meadow by  
the River Side, near *Lower  
Heyford*, and adjoining to  
the Road to *Northampton*.

28 The faid Clofe called Stock-  
ing Meadow ———

*Meadow* 1 2 0 2 0 0

To be put at the Sum of £. 55

There are in the Hedge-rows of this Lot 37 fine young Elm  
and Ash-Trees.

## The Second Day's Sale.

## LOT 17.

## UPPER HEYFORD.

Numbers referring to the Plan.	Tenants Names.	Quantity.	Quality.	Yearly Rent.			
		Acr.	Ro.	Per.	l.	s.	d.

*Edward Chapman, at Will.*

To Lands adjoining to the  
Road leading from *Nor-*  
*thampton* to *Daventry*.

21	Well Close	—	Meadow	2	3	30	}	2	12	0
23	Lane Close	—	Meadow	0	2	8				

*William Holms, at Will.*

22	Rick Yard Close	—	Meadow	2	0	0	2	10	0
----	-----------------	---	--------	---	---	---	---	----	---

Total Acres	5	1	38
-------------	---	---	----

An House (divided in two Dwellings) in <i>Upper</i> <i>Heyford</i> , in the Tenure of <i>Thomas Millard</i> and another	—	—	}	0	10	0

Total Rent	5	12	0
------------	---	----	---

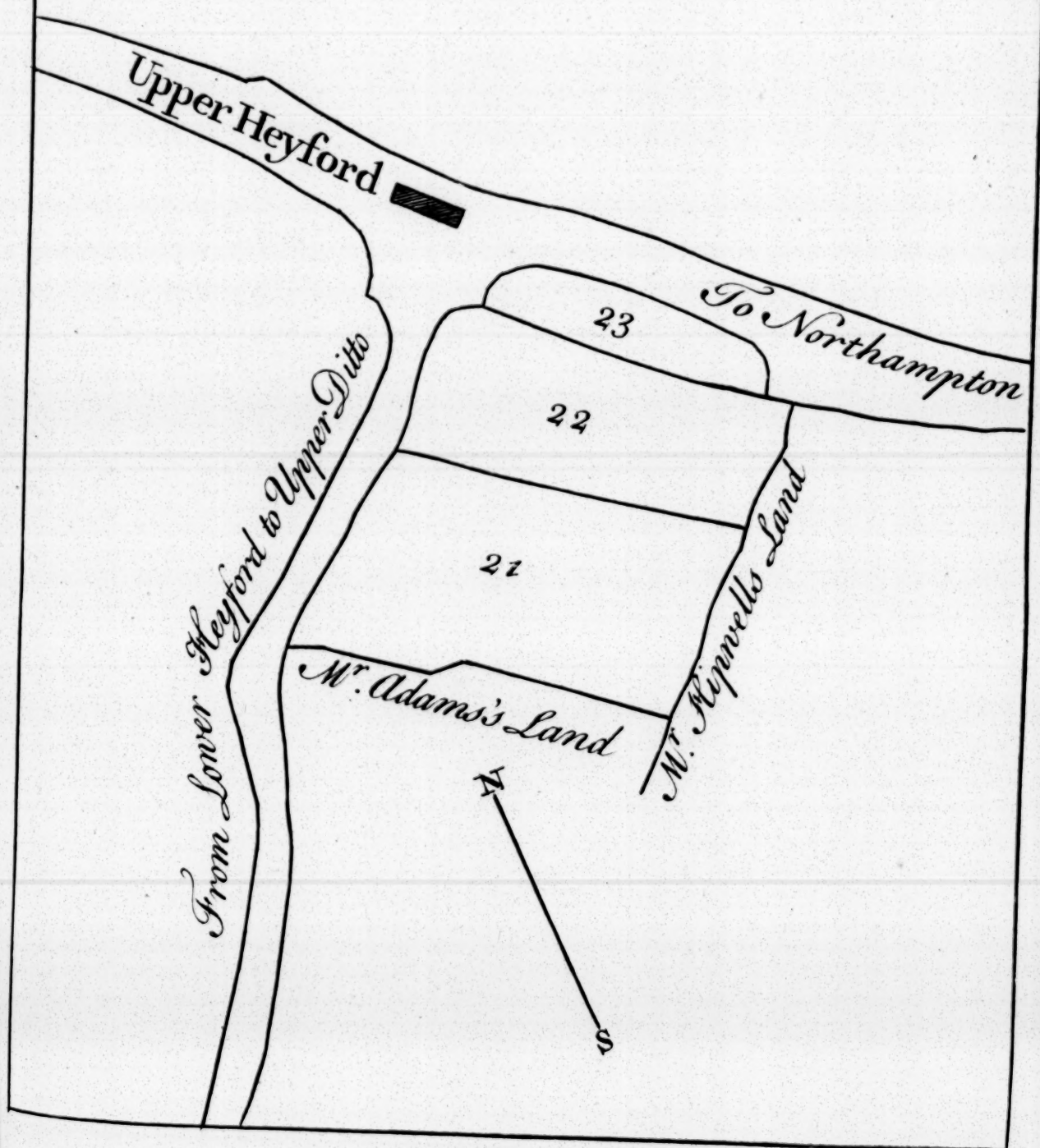
To be put up at the Sum of £. 150

There are in the Hedge-rows of this Lot about 202 Elm  
and Ash Trees, great Part of which are Timber, and are com-  
puted to be worth together 50 £.



LOT 17.

Scale 16 Poles to an Inch



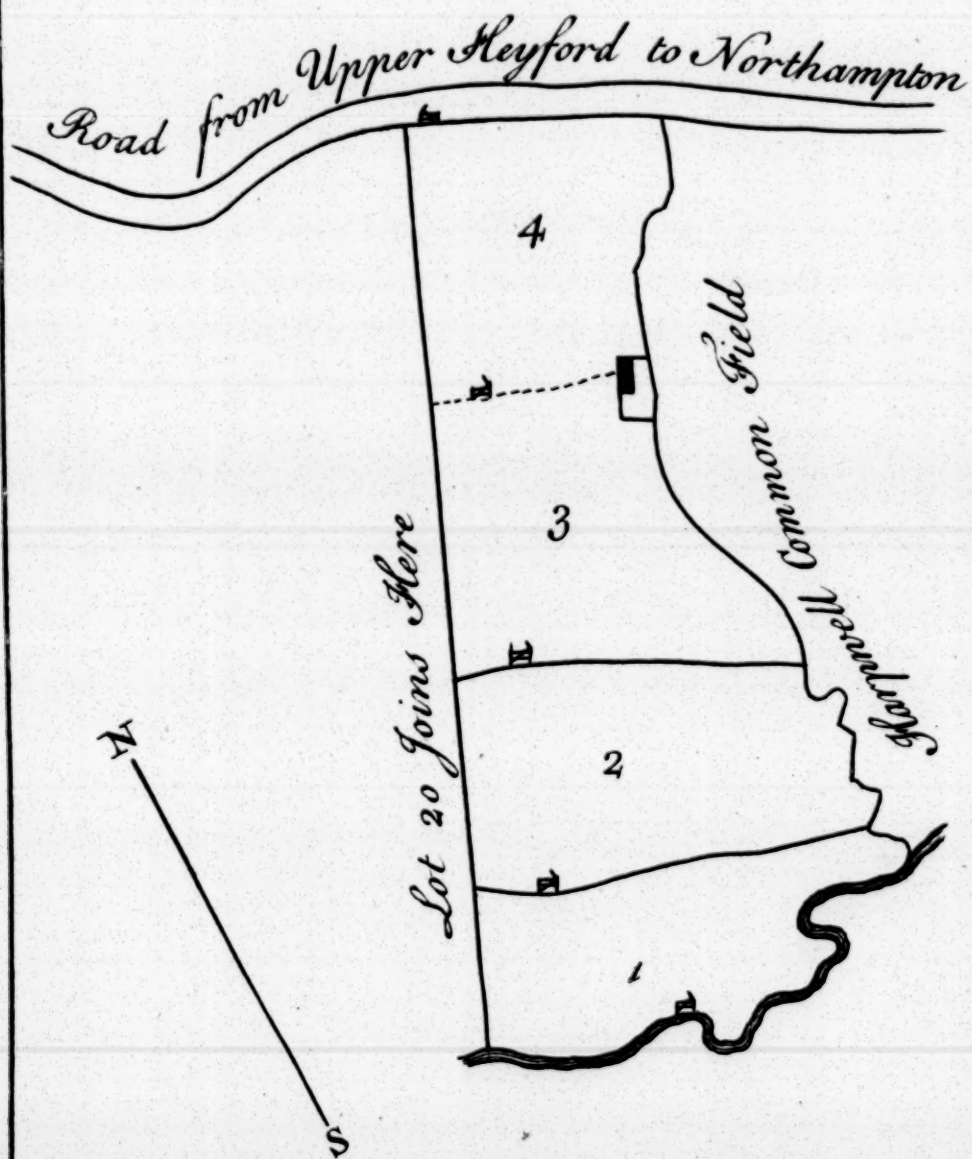






LOT 18.

Scale 40 Poles to an Inch





# The Second Day's Sale.

21

## LOT 18.

### UPPER HEYFORD:

Numbers  
referring to  
the Plan.

Names of the Tenants.

Quality.

Quantity.

Yearly Rent.

Ac. Ro. Per.

l. s. d.

*James Rodice, at Will.*

To Lands and a Barn adjoining to Harpwell Common Field.

1	Bridge Meadow	Meadow	7	3	35	}	36	0	0
2	Lower Ground	Pasture	11	1	1				
3	Middle ditto, with a Barn and Yard	Arable	11	0	0				
4	Upper Ground, in which is a Barn	Pasture	8	0	8				
		Acres	38	1	4				

In this Lot are of	Ac. Ro. Per.	
Meadow	7	3 35
Pasture	19	1 9
Arable	11	0 0
Total	38	1 4

N. B. There is a Cottage in Upper Heyford, held by the said *James Rodice*, that goes with this Lot.

To be put up at the Sum of £. 900

There are in the Hedge-rows of this Lot 210 fine young Elm and Ash Trees.

## The Second Day's Sale.

## LOT 19.

## UPPER HEYFORD.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity.			Yearly Rent.		
			Acr.	Ro.	Per.	l.	s.	d.

*Mark Howes, at Will.*

To Lands adjoining to the Road  
leading from *Daventry* to  
*Northampton*, and adjoining  
to *Harpwell* Common Field.

72	<i>Mark Howes</i> Ground	Pasture	41	0	10	}	60	0	0
73	Ditto Meadow	Meadow	11	3	9				
		Acres	52	3	19				

To be put up at the Sum of £. 1650

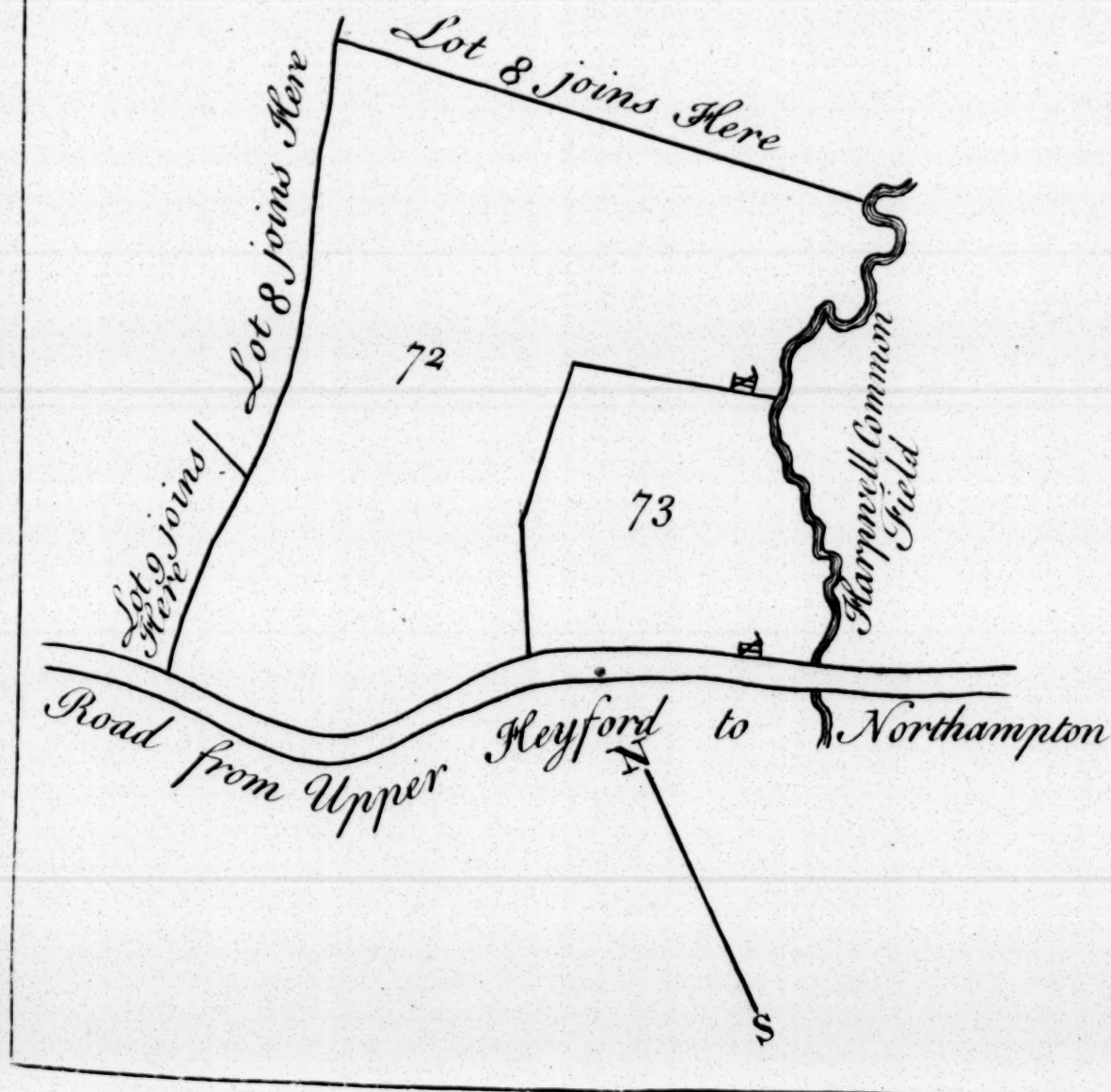
There are in this Lot 184 fine young Elm and Ash Trees,  
and a good Sheep Pen.

N.B. *This Lot is to be charged with the annual Payment of a Chief or Quit  
Rent of 1l 19s 8d payable to Mr. Knightley, as Lord of the Manor of Dadford.*



LOT 19.

Scale 40 Poles to an Inch



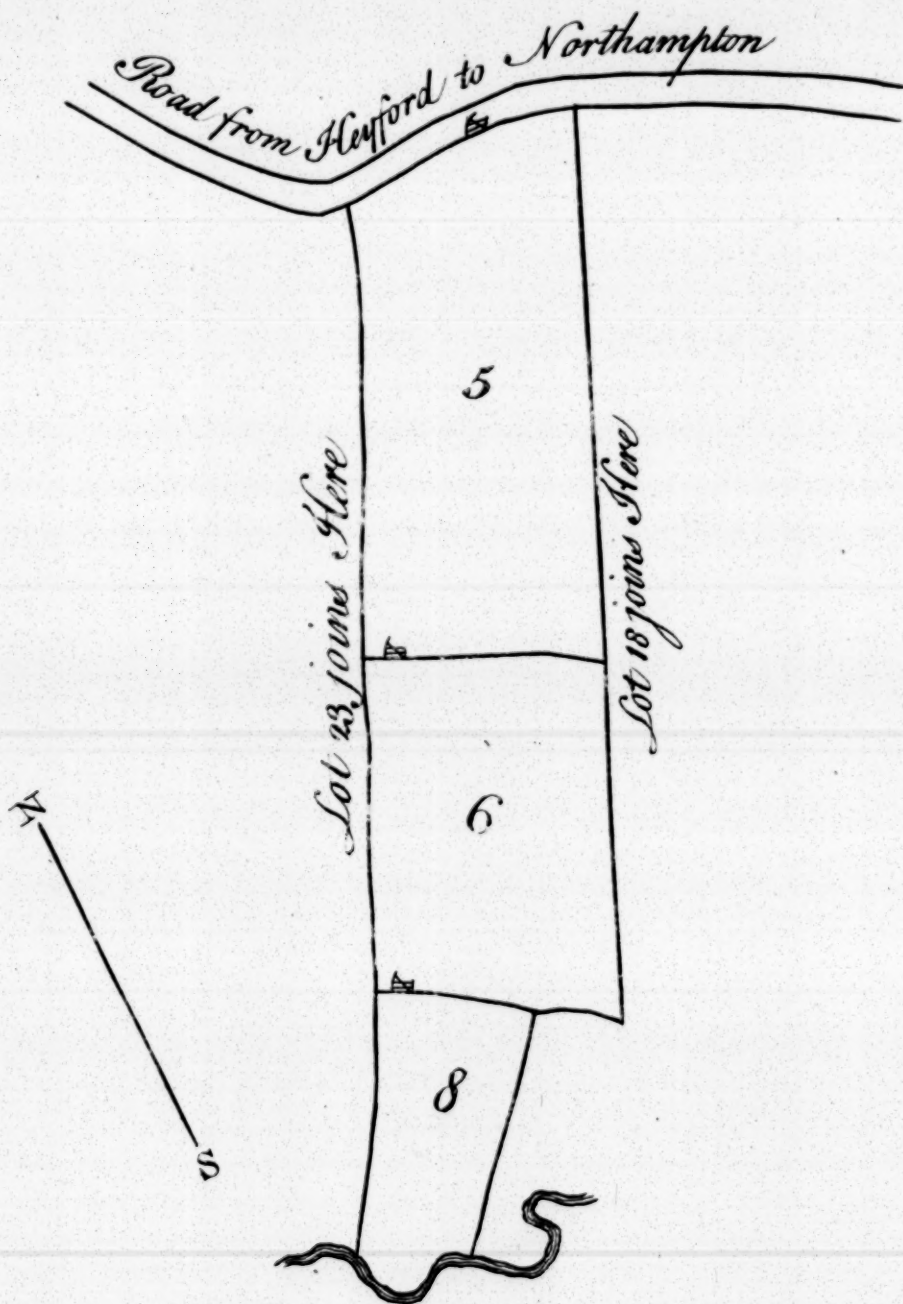






LOT 20

Scale 40 Poles to an Inch





# The Second Day's Sale.

23

## LOT 20.

### UPPER HEYFORD.

Numbers  
referring to  
the Plan.

Tenants Names.

Quality.

Quantity.

Yearly Rent.

Ac. Ro. Per.

l. s. d.

*William Holmes, at Will.*

To Lands adjoining to the  
Road from Daventry to  
Northampton.

5	The upper Ground	—	{	Arable	6	0	0	}	26	10	0
6	Middle ditto	—		Pasture	16	1	36				
8	Lower ditto	—		Pasture	12	2	1				
				Meadow	5	1	4				
				Acres	34	1	1				

To be put up at the Sum of £. 650

There are in the Hedge-rows of this Lot 188 fine young  
Trees.

## LOT 21.

## UPPER HEYFORD.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity. Acr. Ro. Per.	Yearly Rent. l. s. d.
--------------------------------------	----------------	----------	----------------------------	--------------------------

*Thomas Payne, Thomas Thredgold, and William Holms,  
Tenants at Will.*

*Thomas Payne.*

27	First Stockings, alias Great Ditto	Pasture	10 2 16	} 94 10 0
29	Little Stockings, or second ditto	Meadow	5 2 10	
30	Clayton's Home Close	Meadow	4 2 0	
31	Second ditto	Pasture	4 3 27	
32	The House, Barns, Yard, Orchard, &c.		1 0 32	
53	Wet Lands	Arable	18 1 10	
54	Dry Gravel, alias Dry Lands	Arable	15 1 34	
55	Gravel-Pit Close	Arable	16 2 8	
56	The Eighteen Acres	Arable	19 2 0	} 18 15 6
57	Lane End Close	Pasture	10 2 30	
58	Qx Leys	Pasture	12 3 24	

*Thomas Thredgold.*

59	Thrustpit Meadow	Meadow	5 3 20	} 18 15 6
65	Bush Hill	Pasture	14 2 10	
66	Rush Leys	Pasture	9 1 4	
67	Little Rye Hill	Arable	3 3 10	

*William Holms.*

60	Thrustpit	Pasture	19 1 38	18 10 0
			<u>Acres</u>	<u>173 0 33</u>

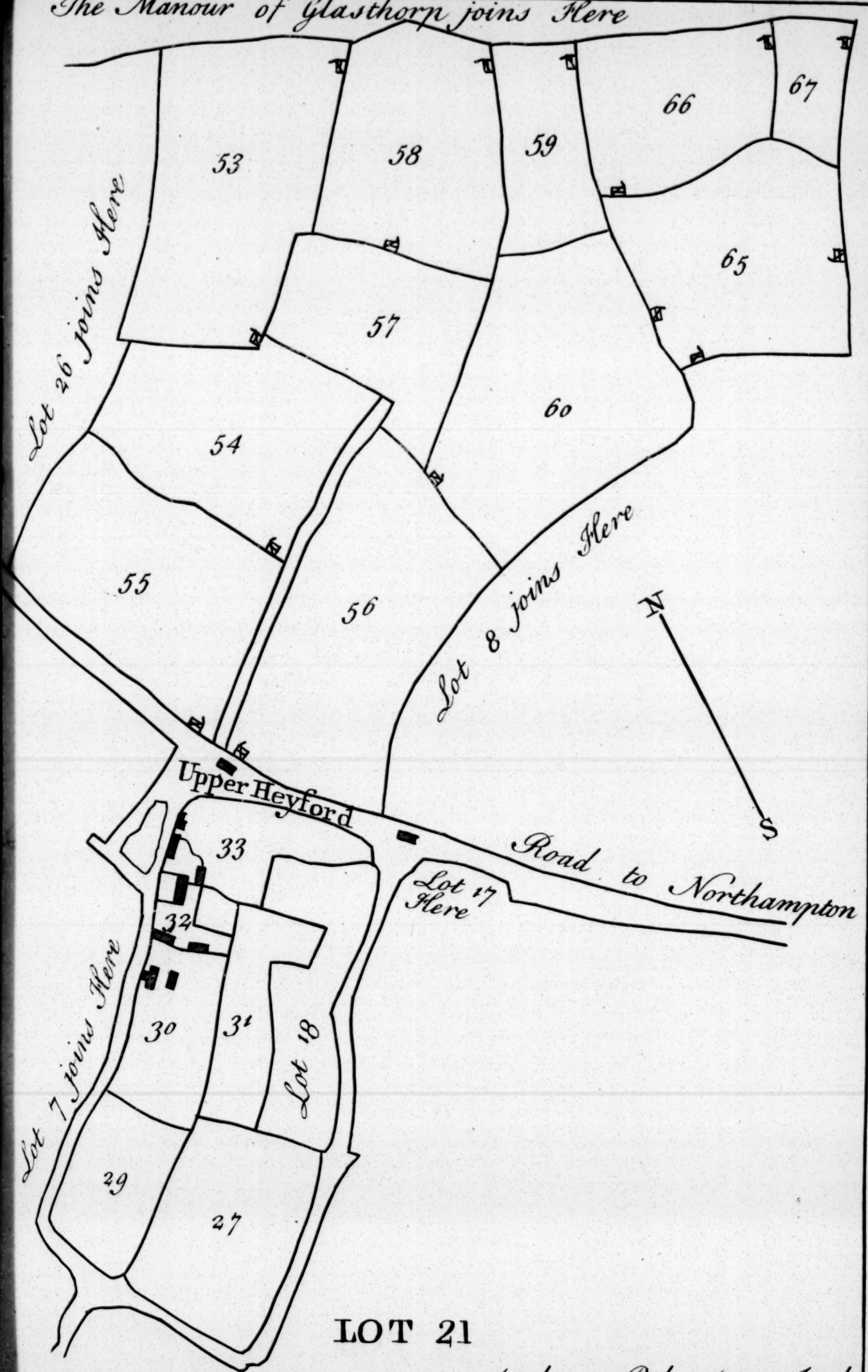
	Acr.	Ro.	Per.
In this Lot are of Meadow	15	3	30
Pasture	82	1	29
Arable	73	2	22
House, Barns, &c.	1	0	32

Together 173 0 33

Carried over 131 15 6



*The Manour of Glasthorne joins Here*



LOT 21

*Scale 40 Poles to an Inch*





# The Second Day's Sale.

25

## LOT 21. continued.

### UPPER HEYFORD.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity.	Yearly Rent.
			Acr. Ro. Per.	l. s. d.
		Brought over	—	131 15 6

There are besides a very good  
Farm House, 2 Barns, Stables,  
Cow House, with Sheep Pens  
and other Conveniencies.

Also 3 Cottages in the Tenures  
of *Richard Hewett, William  
Phipps*, and *John Johnson* on  
the Waste, at 4d each, useful  
for Workmen to inhabit.

— 0 1 0

*Edward Chapman*, at Will.

An House and a Close of Land  
in *Upper Heyford* adjoining to  
the Road leading from *Daven-  
entry* to *Northampton*.

33	The said House and Home Close	<i>Meadow</i>	4 1 7	4 10 0
			Total Rent	136 6 6

There are in this last Article 49 fine Elms.

To be put up at the Sum of £. 3500

There are in the Hedge-rows, and elsewhere in this Lot, 655 Elm and  
Ash Trees, great Part of which are Timber, and the others fine young  
Trees.

N. B. This Lot is to be charged with the annual Payment of 16l. 7s.  
(subject to Land-Tax) to the Rector of Flower; as mentioned in the pre-  
fixed Account of Outgoings.

## LOT 22.

## UPPER HEYFORD.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity.	Yearly Rent.
			Ac. Ro. Per.	l. s. d.

*Thomas Payne, at Will.*

To Lands adjoining to the  
Road, leading from Daven-  
try to Northampton,

9	Gore Meadow the first	<i>Meadow</i>	3	3	0	} 30 10 0
10	Second ditto —	<i>Pasture</i>	6	0	3	
11	The Gore —	<i>Pasture</i>	26	0	10	
			Total Acres			35 3 13

	Acr. Ro. Per.
<i>Meadow</i> in this Lot	3 3 0
<i>Pasture</i> ———	32 0 13
<hr/>	
Acres	35 3 13

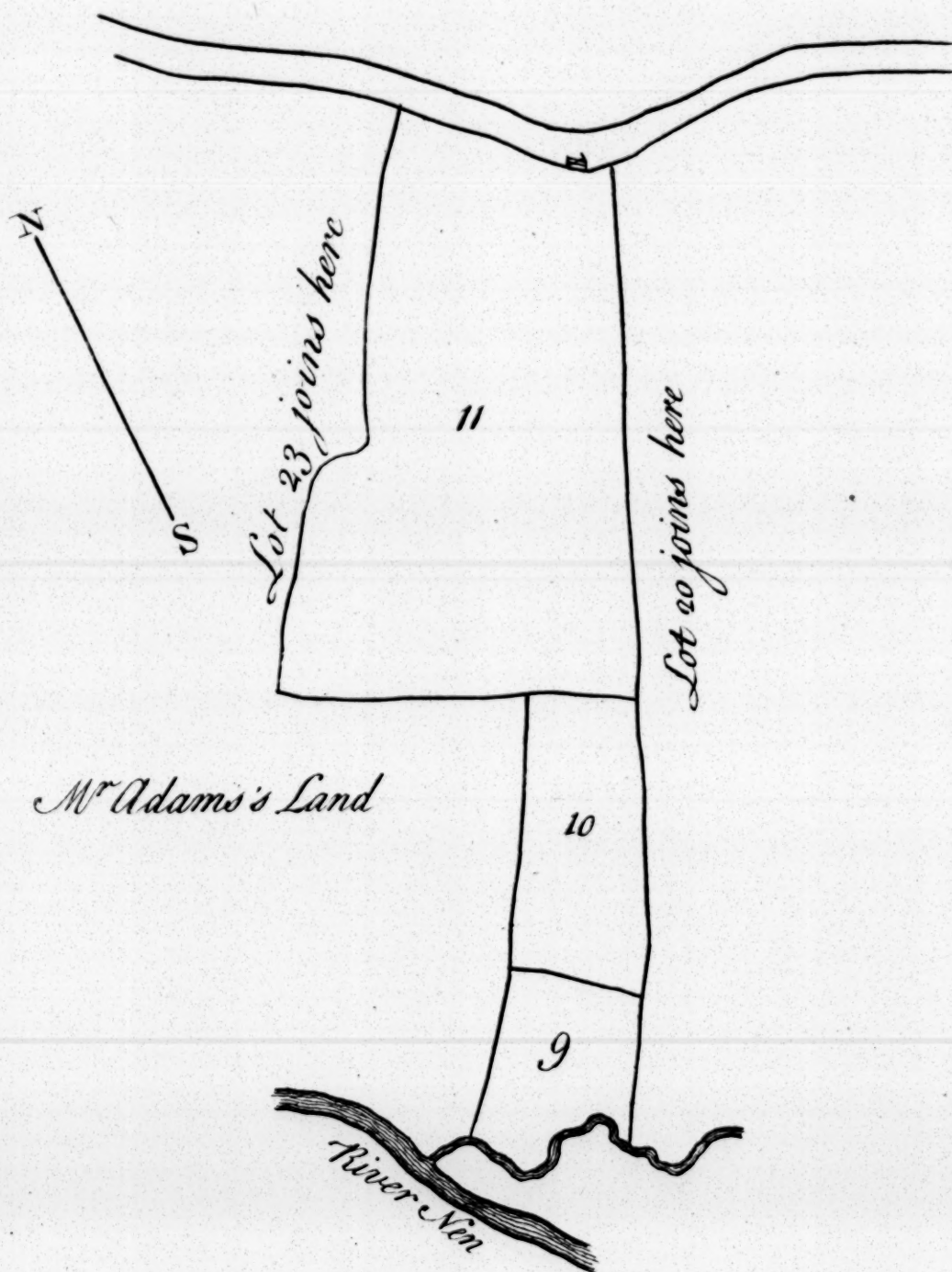
To be put up at the Sum of £. 750

There are in the Hedge-rows of this Lot 192 fine young Trees.

*Note.* There is a very good new erected Ox-House in N<sup>o</sup> 11.  
as also a good Sheep-Pen.



LOT 22 *Scale 40 Poles to an Inch*



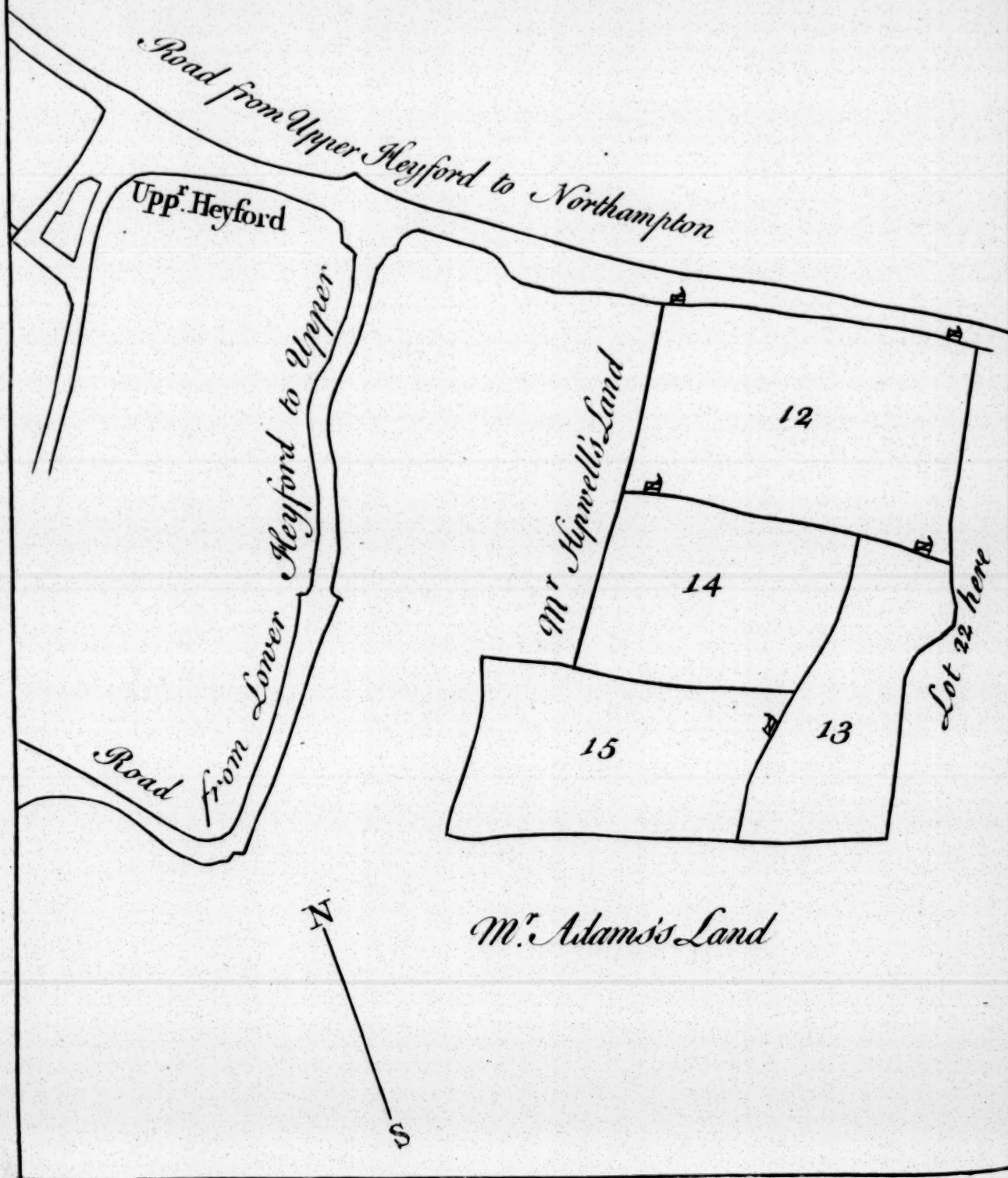






LOT 23.

Scale 40 Poles to an Inch.





# The Second Day's Sale.

27

## LOT 23.

### UPPER HEYFORD.

Numbers  
referring to  
the Plan.

Tenants Names.

Quality.

Quantity.

Yearly Rent.

Ac. Ro. Per.

l. s. d.

*Thomas Payne*, at Will,

To Lands adjoining to the  
Road, leading from Da-  
ventry to Northampton,

12	Langfurlong	—	Pasture	15	1	0	} 35 16 0
13	Crooked Meadow		Pasture	8	3	5	
14	Middle Langfurlong		Pasture	10	0	21	
15	Lower ditto	—	Arable	10	2	0	
				44	2	26	

		Ac. Ro. Per
There are in this Lot of	Arable	34 0 26
	Pasture	10 2 0
Together		44 2 26

To be put up at the Sum of £. 860

There are in the Hedge-rows of this Lot 113 fine young Elm  
and Ash Trees.

## The Second Day's Sale.

## LOT 24.

## UPPER HEYFORD.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity.			Yearly Rent.		
			Acr.	Ro.	Per.	l.	s.	d.
	<i>Thomas Payne, at Will.</i>							
18	Bank Clofe ———	<i>Meadow</i>	5	1	10	6	6	0
	<i>William Adams, junior, at Will.</i>							
19	The Paddock ———	<i>Pasture</i>	1	0	1	1	0	0
34	Town Paddock, alias Hemp- land Pasture ———	<i>Pasture</i>	0	2	4	0	10	0
Total Acres			6	3	15			
						Total Rent	7	16 0

		Acr.	Ro.	Per.
In this Lot there are of <i>Meadow</i>		5	1	10
<i>Pasture</i>		1	2	5
Together		6	3	15

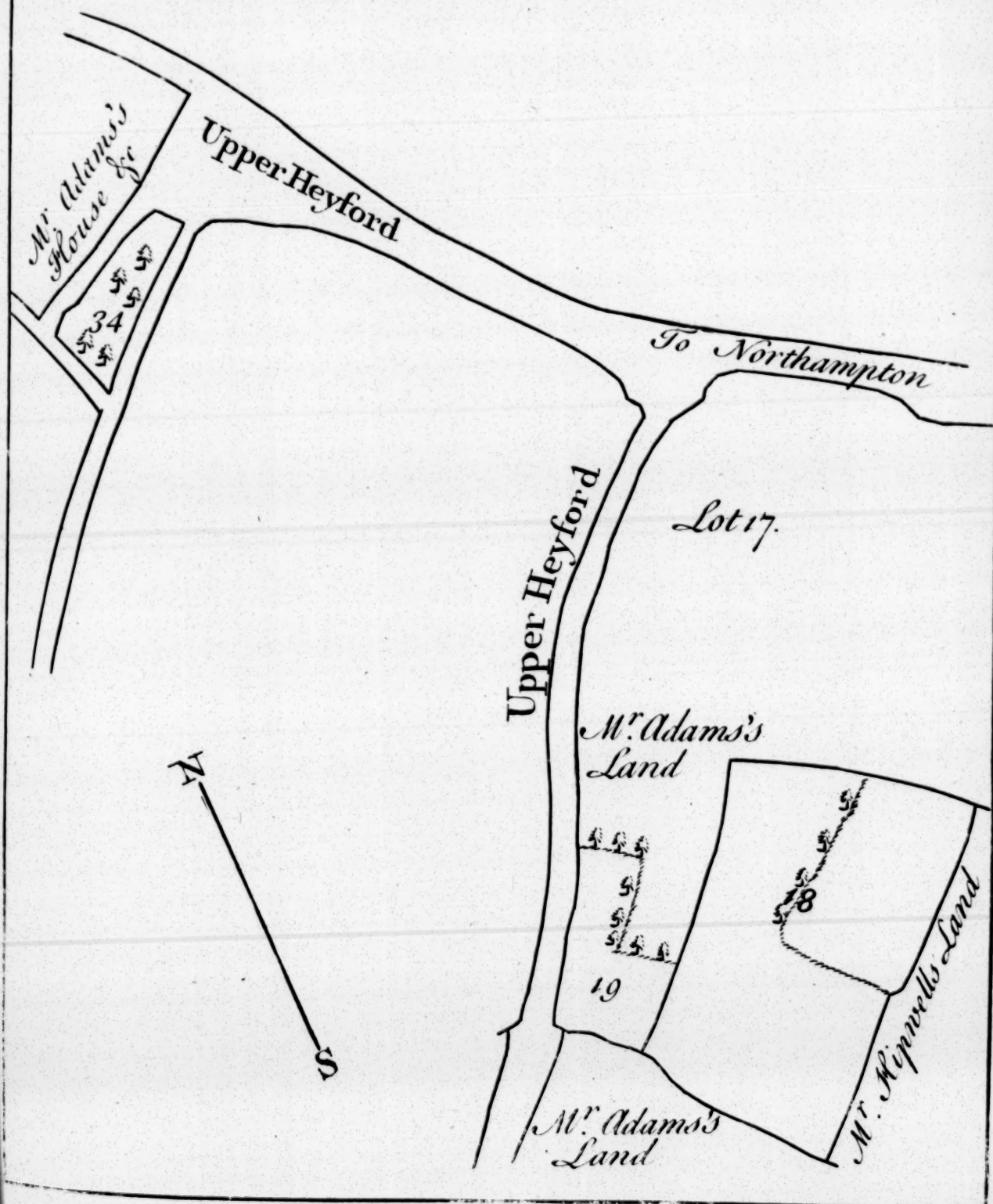
To be put up at the Sum of £. 230

There are likewise in this Lot about 227 Elm and Ash Trees,  
valued at 63 l. 10 s.



LOT 24.

Scale 20 Poles to an Inch



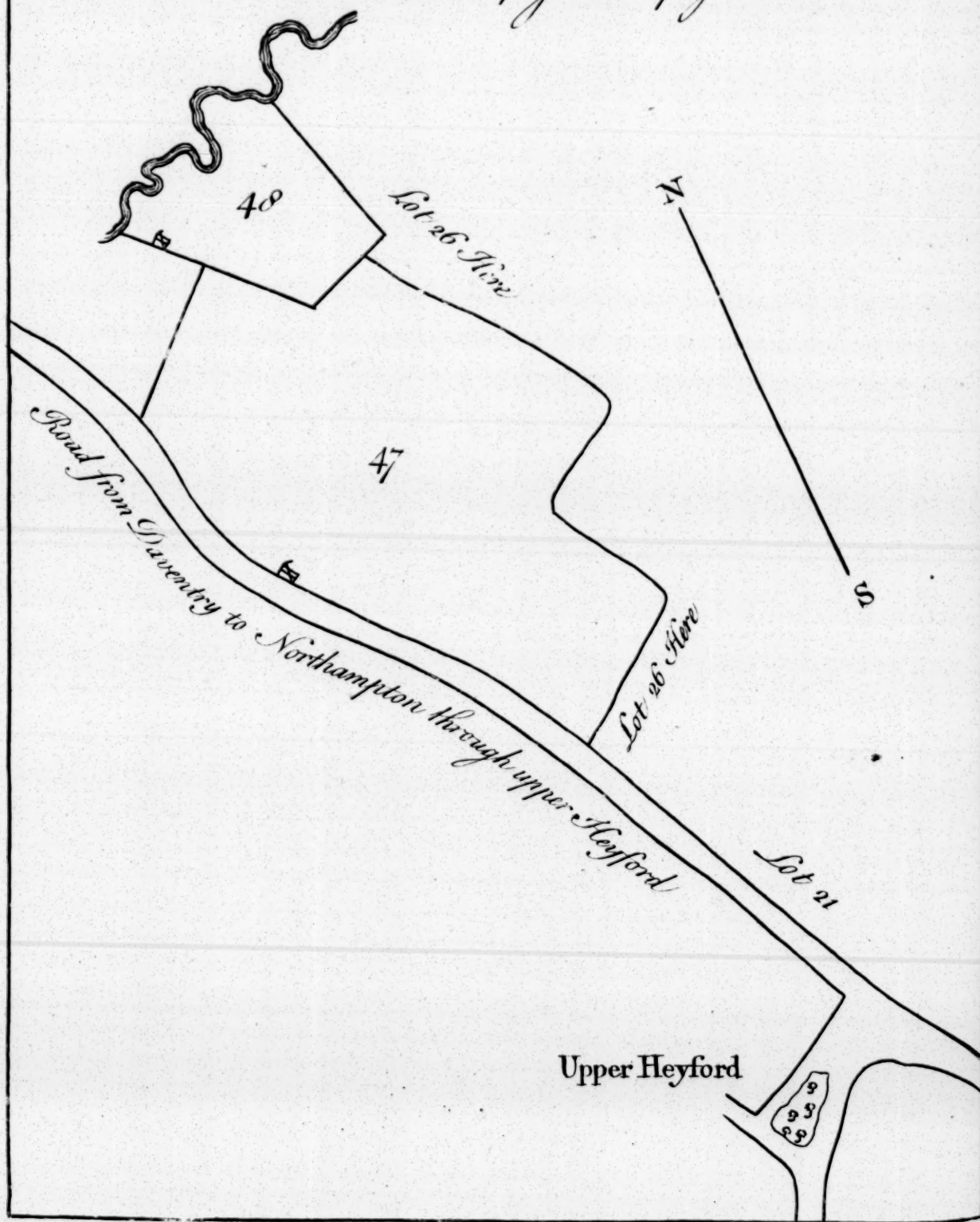






LOT 25 Scale 40 Poles to an Inch

*The Manor of Glasthorpe joins Here*





# The Second Day's Sale.

29

## LOT 25.

### UPPER HEYFORD.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity.			Yearly Rent.		
			Ac.	Ro.	Per.	l.	s.	d.
	<i>William Capel, and William Adams, jun. at Will.</i>							
47	<i>William Capell, Hovel Field, part Pasture, and part Arable</i>		32	0	10	27	15	7
48	<i>William Adams, jun. Collet's Meadow</i>	<i>Meadow</i>	7	2	9	9	9	0
Total Acres			39	2	19			
Total Rent						27	4	7

To be put up at the Sum of £. 670

There are in the Hedge-rows of this Lot 170 fine young Trees,  
and also a very convenient Hovel to feed Cattle.

## The Second Day's Sale.

## LOT 26.

## UPPER HEYFORD.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity. Acr. Ro. Per.	Yearly Rent. l. s. d.
--------------------------------------	----------------	----------	----------------------------	--------------------------

*Thomas Robinson, at Will.*To Lands near *Upper Heyford.*

49	Crooked Meadow	—	Meadow	2	1	1	} 37 5
50	Middle Crooked Meadow	—	Meadow	5	1	1	
51	Barn Field, in which is a Barn	—	Pasture	24	2	8	
52	Spung	—	Arable	8	2	24	
Total Acres				40	2	34	

	Acr.	Ro.	Per.
In this Lot are of Meadow	7	2	2
Pasture	24	2	8
Arable	8	2	24
Together	40	2	34

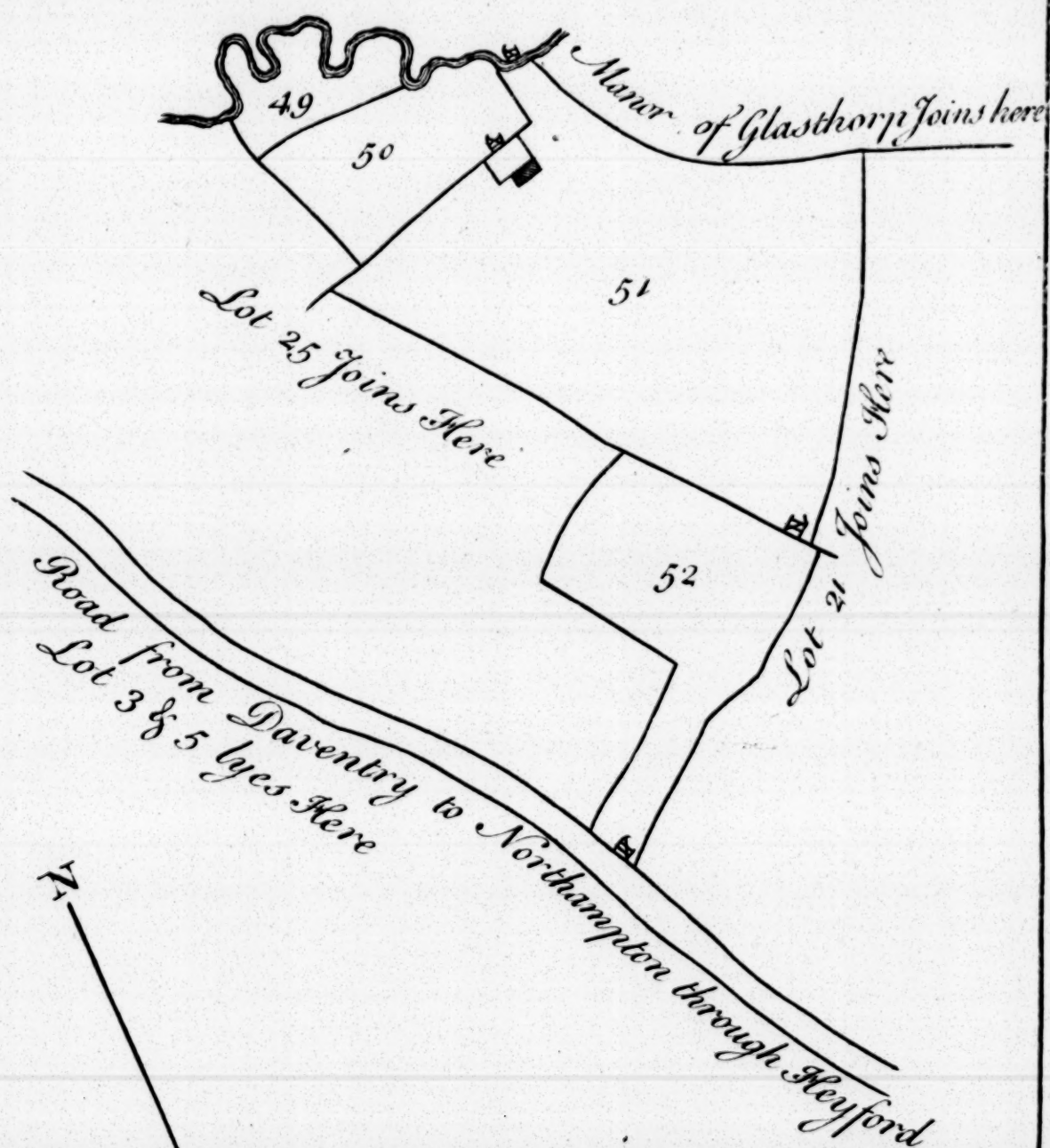
To be put up at the Sum of £. 920

There are in the Hedge-rows of this Lot 286 fine young Elm and Ash Trees.



LOT 26.

Scale 40 Poles to an Inch



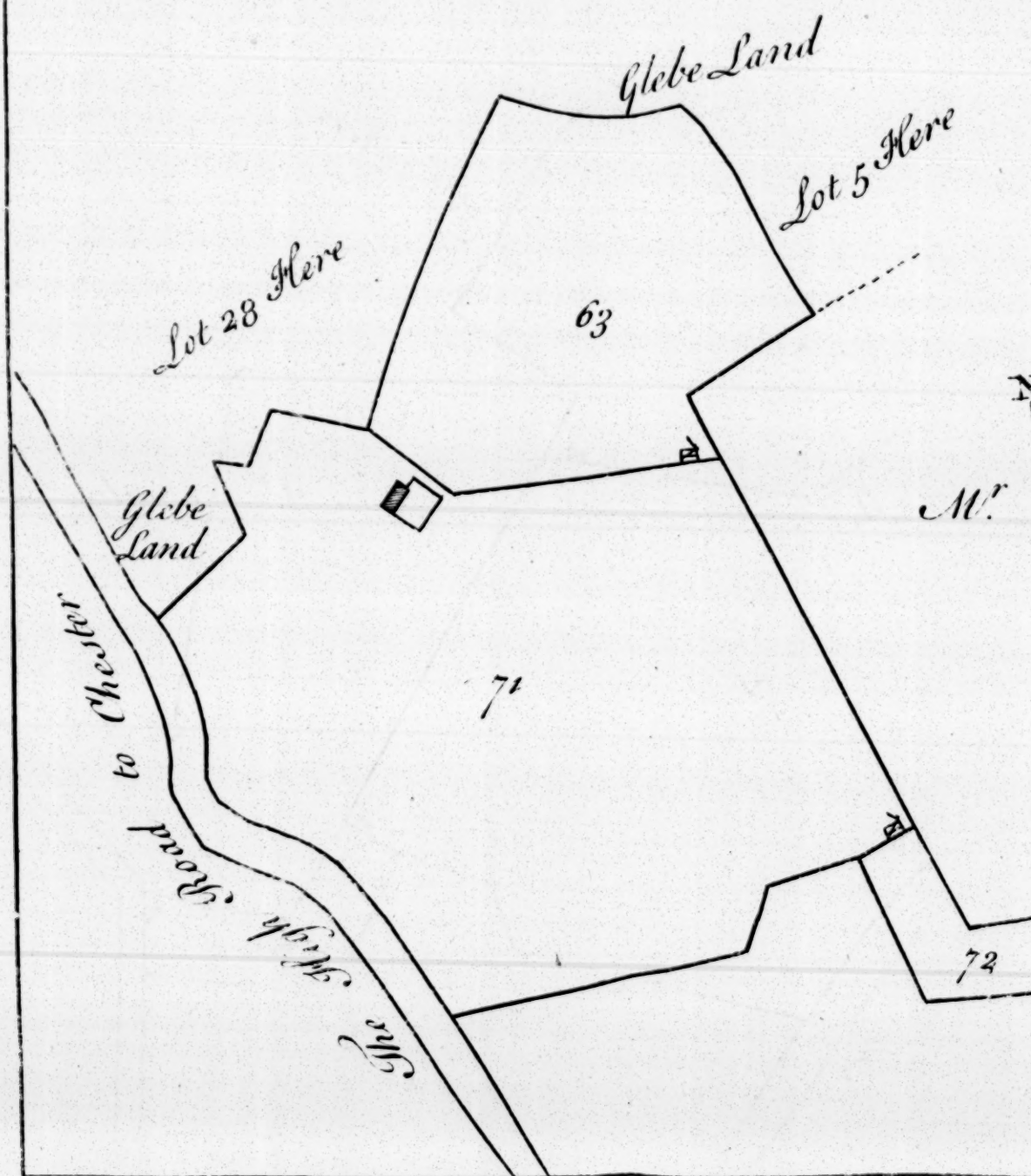




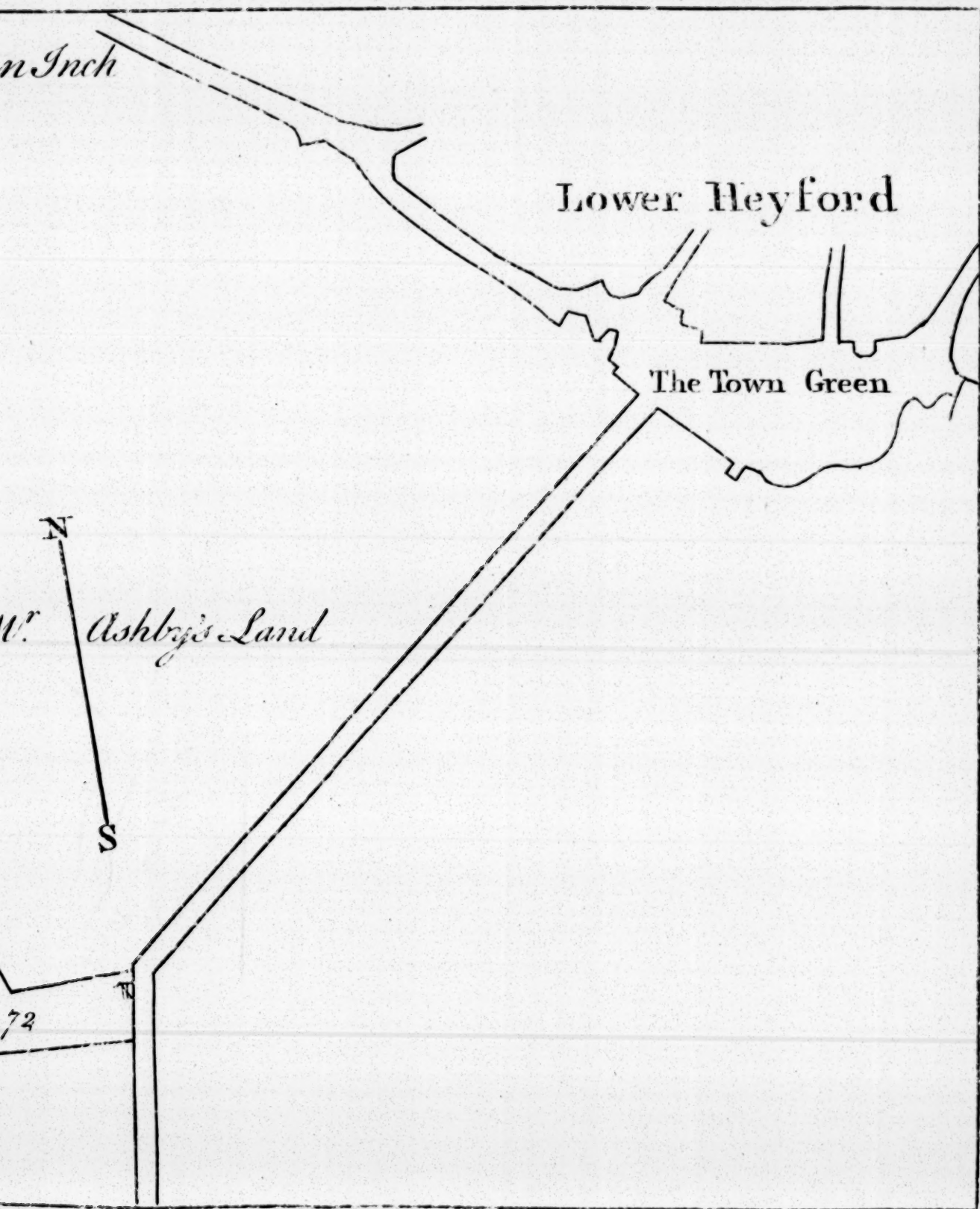


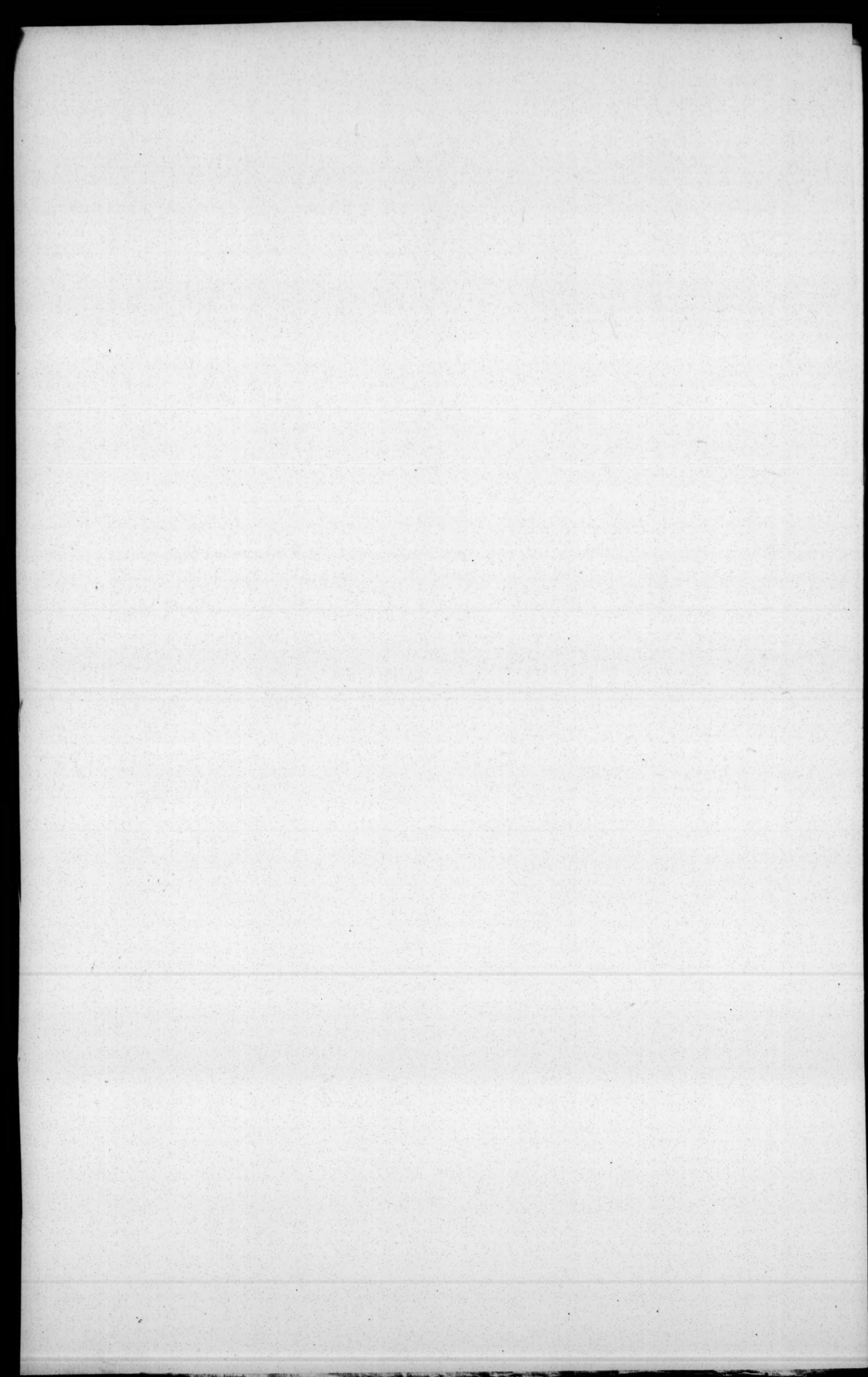
LOT 27.

Scale 40 Poles to an











# The Second Day's Sale.

31

## LOT 27.

### LOWER HEYFORD.

Numbers  
referring to  
the Plan.

Tenants Names.

Quality.

Quantity.

Yearly Rent.

Ac. Ro. Per.

l. s. d.

*Richard Claridge*, by an Agreement, for a Lease for 21 Years, commencing at Lady-day 1756.

To Lands near Lower Heyford, and adjoining the Lane leading from the Chester Road to ditto.


63 Small Thorn	Arable	23	0	15	} 79 12 0
71 Blakes Hitch	Arable	60	3	7	
72 Spung	Pasture	4	1	4	
	Arable	4	1	4	
	Acres	88	0	26	

To be put up at the Sum of £. 2000

*N. B.* The above Tenant is to pay an advanced Rent of 3*l.* per Annum, from Lady-day 1759. on account of the Improvement by the new Inclosures.

There are in the Hedge-rows of this Lot 149 Trees (exclusive of a great Number of young Plants in the young Quicks) which are very flourishing.

*Note also.* There are a very good new Barn, foddering Yard, and Sheep Pens; together with a Lodging Room and Granary, with many other useful Conveniencies in N<sup>o</sup> 71 — any part of which N<sup>o</sup> 71, is now fit to make good Meadow.

 This Lot is to be charged with the annual Payment of 5*l.* 11*s.* 8*d.* to the Rector of Stowe with 9 Churches, as mentioned in the prefixed Account of Outgoings.

## LOT 28.

## LOWER HEYFORD.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity. Acr. Ro. Per.	Yearly Rent. l. s. d.
	<i>John Walker</i> , under an Agreement for a Lease for 12 Years, commencing at Lady-Day 1756.			
	A large and convenient new built Farm House, adjoining to the <i>Chester</i> Road, a Barn, Stable, and other Buildings, Yard, &c. and	Pasture	11 1 28	83 12 0
68	Upper Street Leys			
64	North Roughborough	Arable	7 3 28	
65	Upper Depthcomb	Arable	14 1 19	
66	Lower ditto	Arable	25 1 4	
67	Lower Street Leys	Arable	4 3 1	
69	Roughborough	Pasture	17 2 35	83 12 0
1	Bell Pool Clofe	Meadow	3 3 30	
		Acres	85 1 25	

	Acr. Ro. Per.
In this Lot are of <i>Pasture</i>	29 0 23
<i>Arable</i>	56 1 2


Together 85 1 25

To be put up at the Sum of £. 2000

There are very good new Sheep-Pens in this Lot.

There are likewise in the Hedge-rows and elsewhere 275 fine young Trees, great Part of which are Timber Trees; and also a great Number of young Plants in the young Quick Hedges, which are in a very flourishing State.

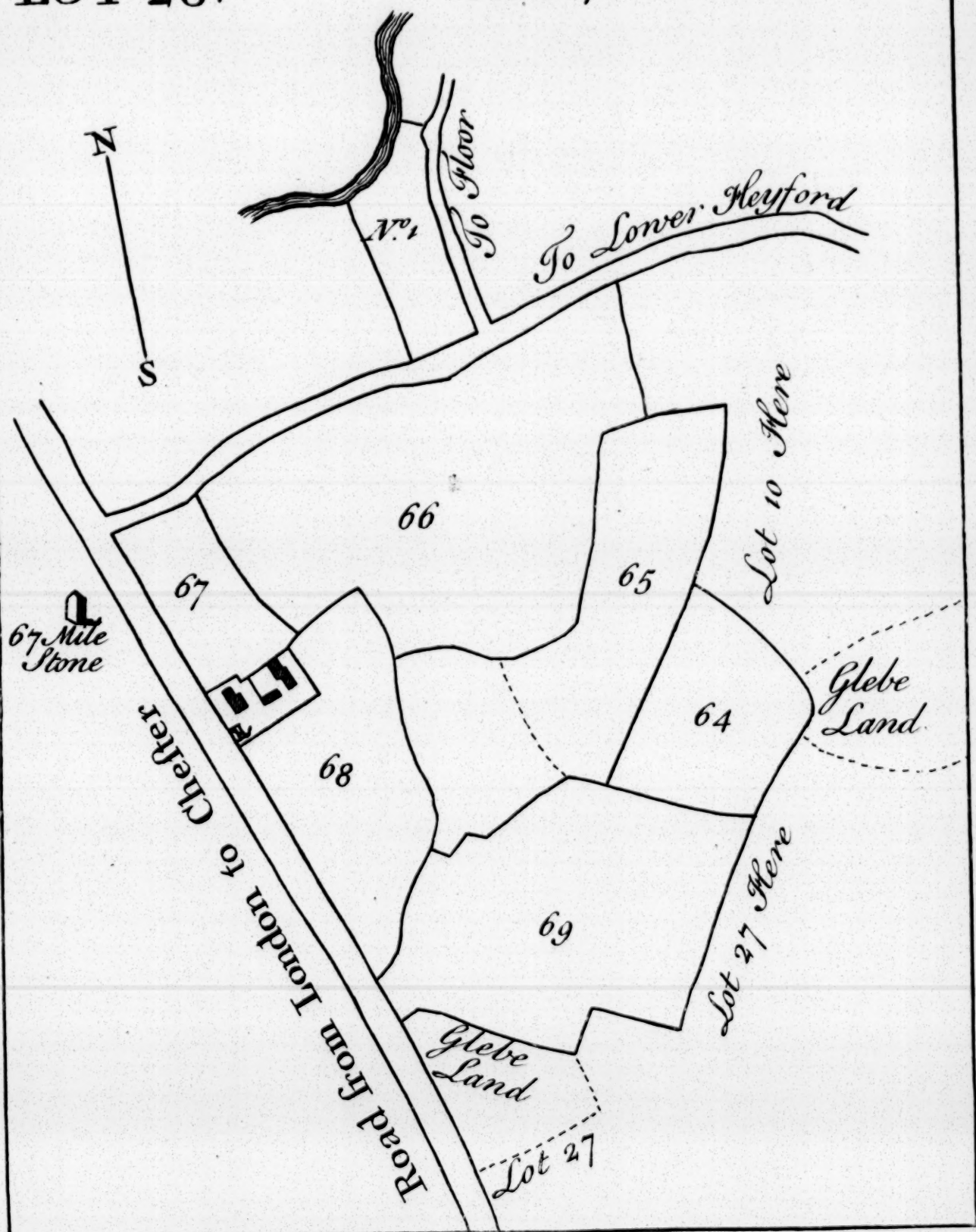
N. B. The above House stands on the *Chester* Turnpike Road, and very convenient to make a good Carriers Inn.

 This Lot is to be charged with the annual Payment of 12l 10s to the Rector of Bugbrook, as mentioned in the prefixed Account of Outgoings.



LOT 28.

Scale 40 Poles to an Inch



82 111





## The THIRD DAY's Sale.

*Wednesday, November 15, 1758.*

## L O T 29.

Tythes of the following Proprietors Lands  
in *Upper Heyford*, viz.

		Yearly Rent.		
		l.	s.	d.
Mr. <i>William Adams</i> , senior and junior, for their Freehold Lands	}	6	0	0
<i>John Folwell</i> for a Pightle ditto	—	0	0	8
<i>Thomas Grubb</i> for a ditto	—	0	0	4
<i>William Hipwell</i> for a ditto	—	1	10	0
<i>Vincent Shortland</i> for a ditto	—	0	6	0
		<hr/>		
		7	17	0
		<hr/>		

To be put up at the Sum of £. 190

## L O T 30.

## G L A S T H R O P.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity. Ac. Ro. Per.	Yearly Rent. l. s. d.
--------------------------------------	----------------	----------	---------------------------	--------------------------

*William Holmes and Thomas  
Thredgold, Tenants at Will,*

To Lands in Glasthorp, ad-  
joining to Flower Common  
Field.

*William Holmes.*

24 Cow Meadow

*Meadow* 12 3 8 14 10 0

*Thomas Thredgold.*

30 Pightle Close —

*Pasture* 2 0 22 2 0 0

Total Acres 14 3 30

Total Rent 16 10 0

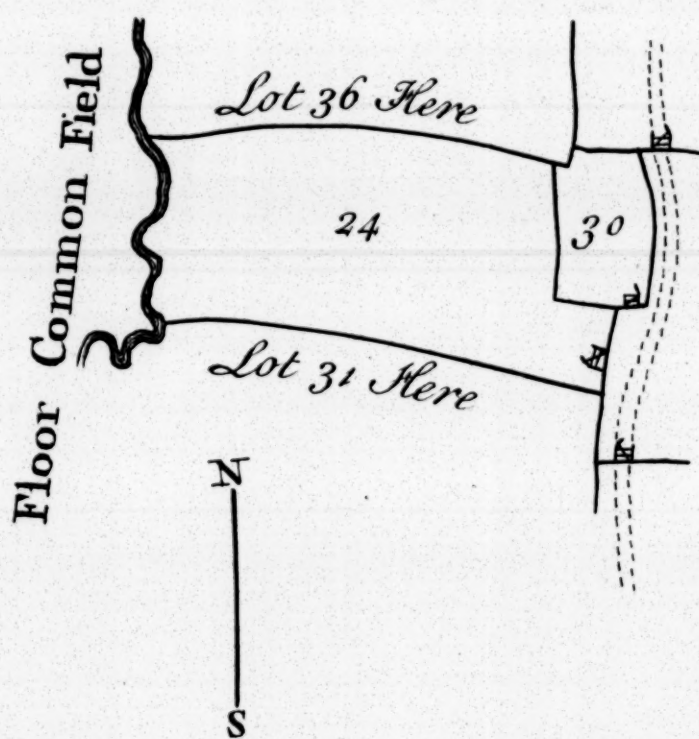
To be put up at the Sum of £. 450

There are in the Hedge-rows of this Lot 83 Elm and Ash  
Timber Trees.



LOT 30.

*Scale 40 Poles to an Inch*









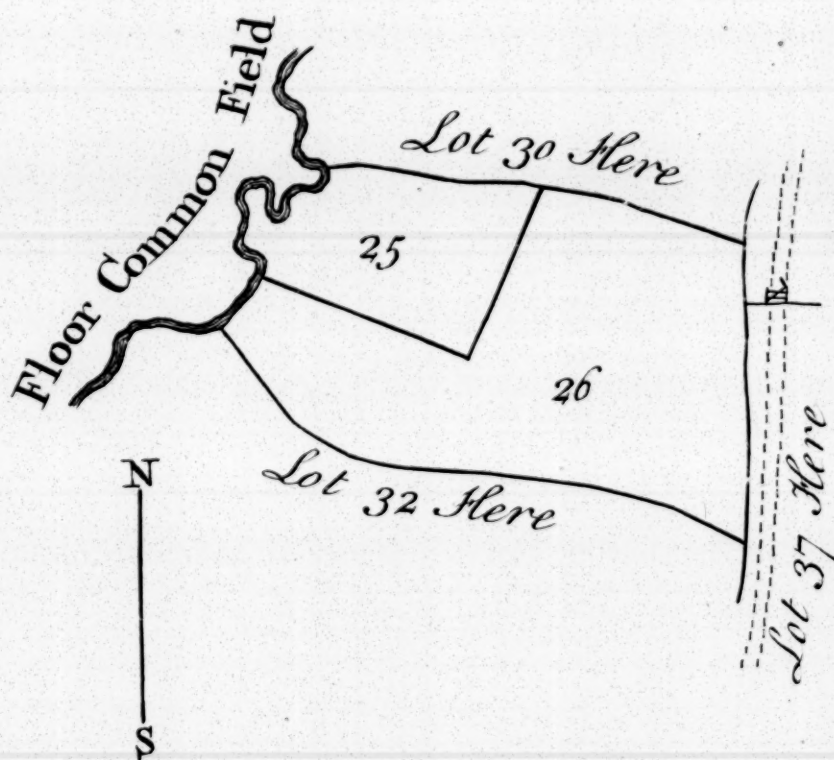






LOT 31.

*Scale 40 Poles to an Inch*





# The Third Day's Sale.

35

## LOT 31.

### GLASTHROP.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity. Acr. Ro. Per.	Yearly Rent. l. s. d.
--------------------------------------	----------------	----------	----------------------------	--------------------------

*John Hadland and Thomas  
Payne, Tenants at Will.*

To Lands in *Glastbrop*, ad-  
joining to Flower Common  
Field.

25	<i>John Hadland.</i> Bridge Clofe	—	<i>Arable</i> 5 2 16	6 10 0
	Tythe of ditto	—	—	0 4 0

26	<i>Thomas Payne.</i> Colt Seadfield alias Colt Ground	—	<i>Arable</i> 15 2 17	13 0 0
			Acres 21 0 33	

Total Rent 19 14 0

To be put up at the Sum of £. 540

There are in this Lot 109 fine young Trees. Great Part of  
this Lot will make good Meadow.

## L O T 32.

## G L A S T H R O P.

Numbers  
referring to  
the Plan.

Tenants Names.

Quality.

Quantity.

Yearly Rent.

Acr. Ro. Per.

l. s. d.

*Thomas Payne, at Will.*

To Land in *Glastbrop*, adjoining to Flower Common Field.

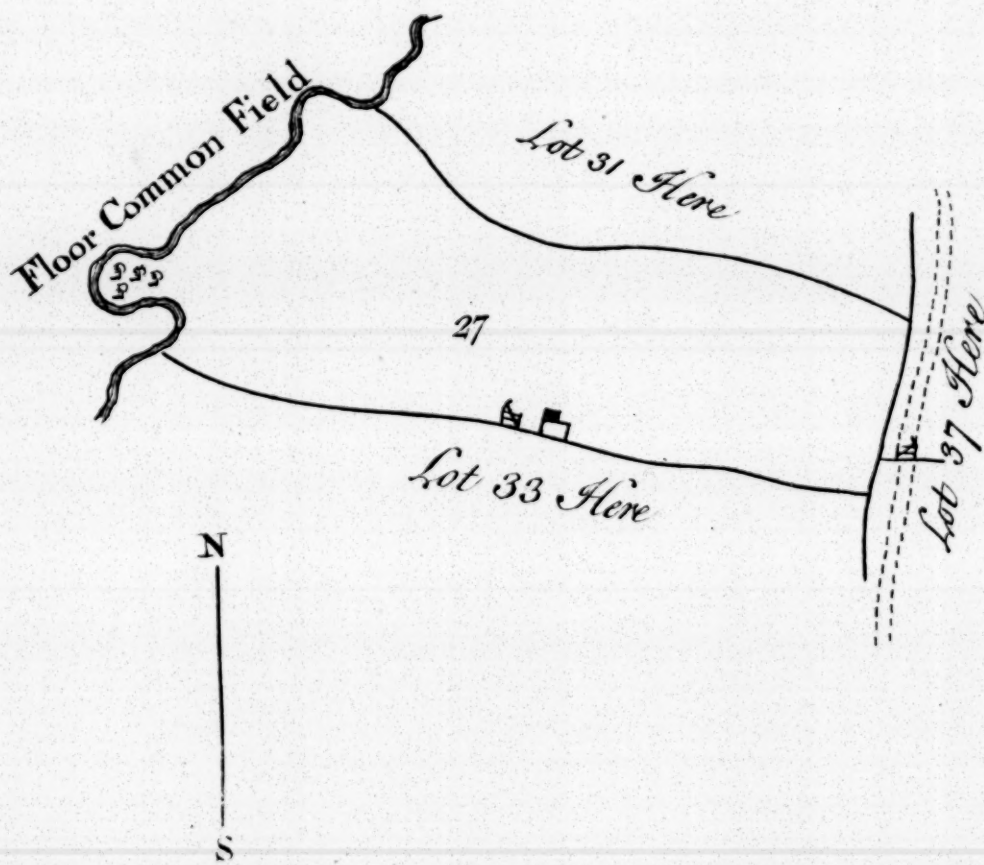
27 Long Field ——— *Pasture* 21 0 26 19 0 0

To be put at the Sum of £. 530

There are in this Lot 28 fine young Elm and Ash Trees; and also a Cow House and Sheep Pens.



LOT 32 *Scale 40 Poles to an Inch*



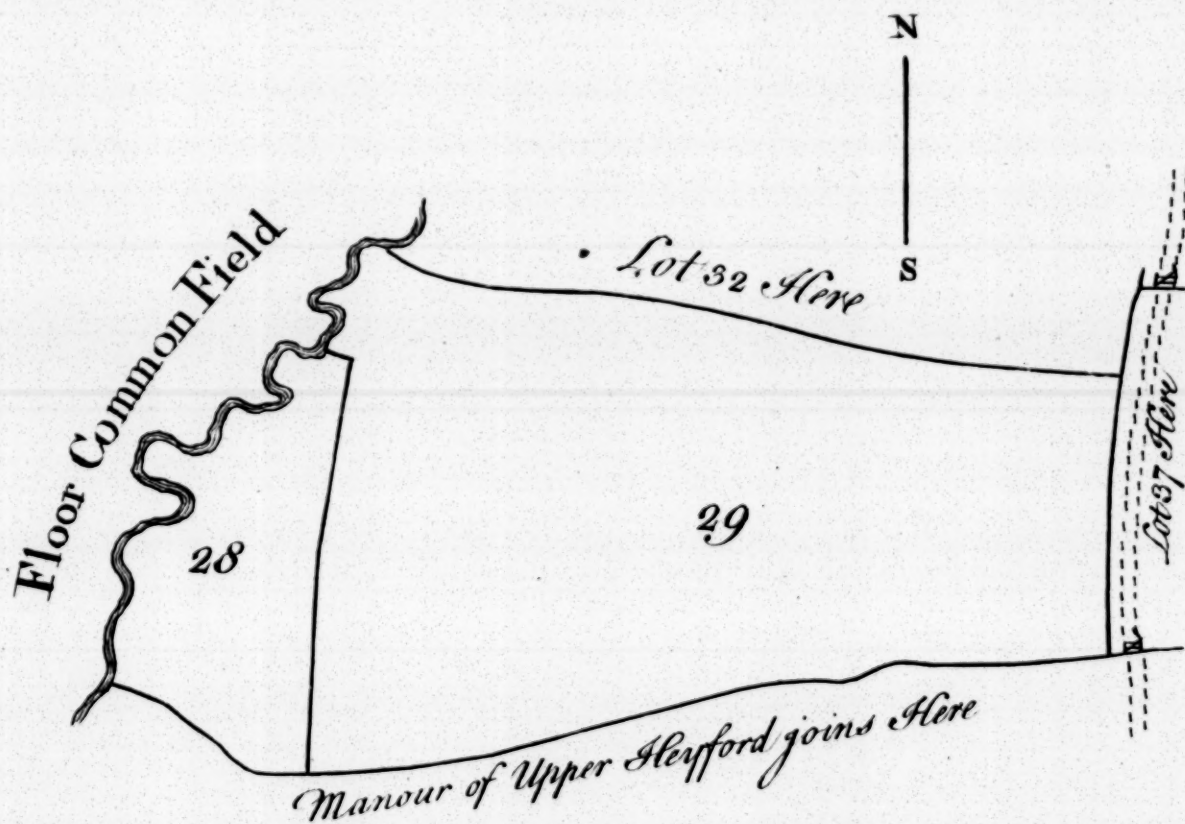






LOT 33

Scale 40 Poles to an Inch





LOT 33.  
GLASTHROP.

Numbers  
referring to  
the Plan.

Tenants Names.

Quality.

Quantity.

Yearly Rent

Ac. Ro. Per.

l. s. d.

*Thomas Payne.*

To Lands in Glasthrop, ad-  
joining to Flower Field.

28 Ewe Meadow	—	Meadow	10	2	0	} 50	0	0
29 Ewe Ground	—	{ Pasture	34	2	22			
		{ Arable	10	0	0			
Total Acres			55	0	22			

To be put up at the Sum of £. 1350

There are in the Hedge-rows of this Lot 116 fine young  
Elm and Ash Trees.

## LOT 34.

## GLASTHROP.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity.	Yearly Rent.
			Acr. Ro. Per.	l. s. d.

*Robert Brimley, at Will.*

5 To a good Farm House, Barns,  
Stables, Slaughter-house, Yards  
and other Conveniencies.

4 Fourth Kennings High Field

6 High Field — — —

9 Second Pool Meadow — — —

11 Fourth ditto — — —

12 Pond and Ozier Bed — — —

13 Great Pool Mead — — —

15 Second New Meadow — — —

*Arable* 27 1 10

*Pasture* 38 0 29

*Pasture* 19 2 37

*Pasture* 10 1 35

0 2 26

*Pasture* 46 3 38

*Meadow* 11 0 30

132 0 0

Acres 154 2 5

*Thomas Davy, at Will.*

To a Close adjoining the last  
Lot, and the said Road leading  
from *Daventry* to *Northampton*,  
thro' New Bottle Grove.

A Kennings Little High Field

*Pasture* — — —

1 14 8

Add to this the Tythes at 3*l.* per Ann. the same  
being paid by *Robert Brimley*, and is now to be sold  
Tythe Free

3 0 0

Also add the Tythe of A at 2*s* per Annum, the same  
being paid by *Thomas Davy*, and now to be sold  
Tythe Free

0 2 0

In this Lot are of *Meadow* 11 0 30

*Pasture* 115 1 19

*Arable* 27 1 10

*Ozier Bed* 2 26

Total Rent 136 16 8

154 2 5

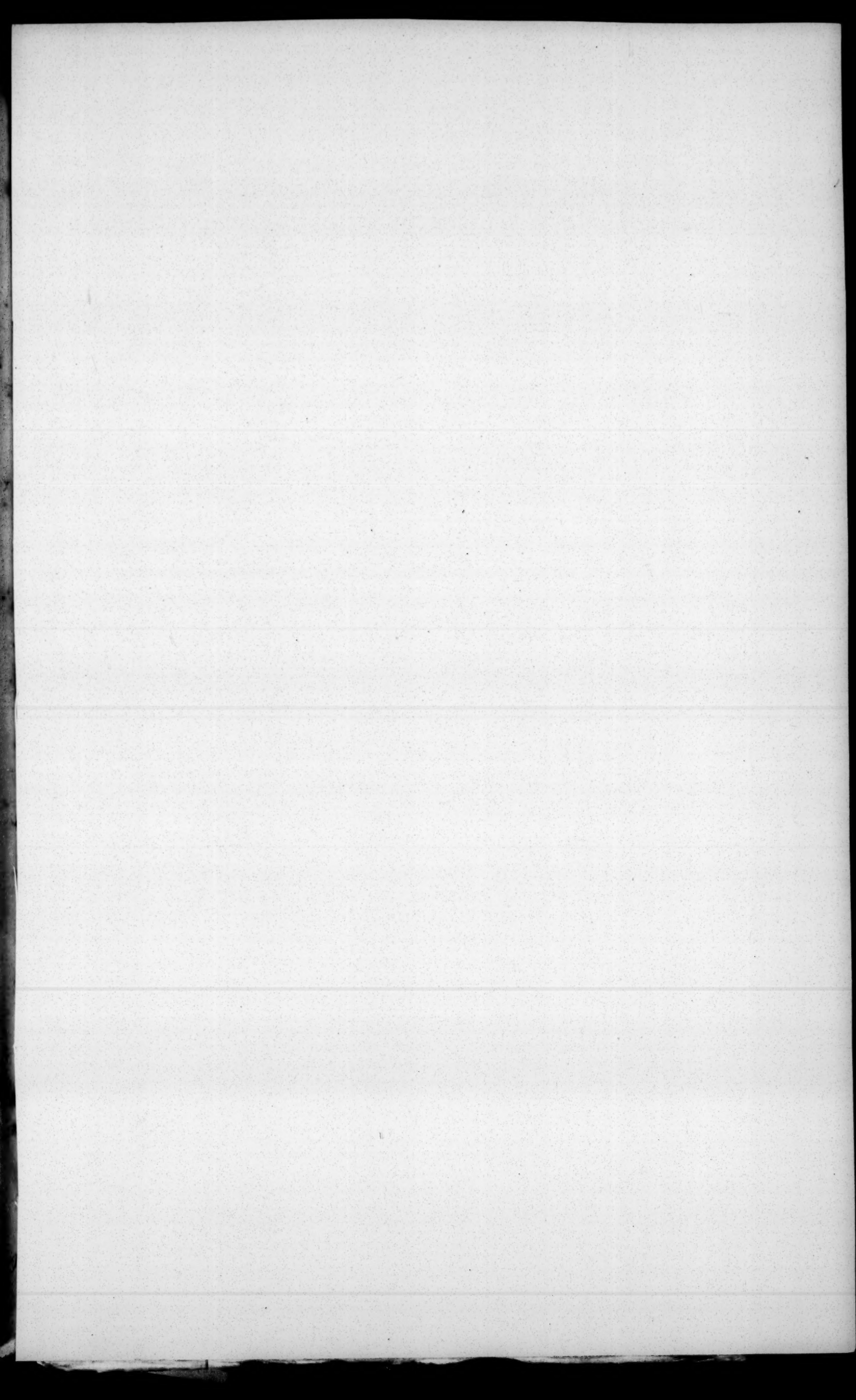
To be put up at the Sum of £. 3500

There are in the Hedge-rows of this Lot 310 Elm and Ash Trees, great  
Part of which are Timber.

*Note.* Any Part of the Pasture in this Lot may be converted into Mea-  
dow, as the same is as rich Pasture as any in *England*, and particularly the  
Pool Meadows N<sup>o</sup> 9, 11 and 13.

*This Lot is to be charged with the annual Payment of 6*l* 2*s* to the Rector of Great  
Brington, as mentioned in the prefixed Account of Outgoings.*





## The Third Day's Sale.

# LOT 34. GLASTHROP.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity.	Yearly Rent.
			Acr. Ro. Per.	l. s. d.

*Robert Brimley, at Will.*

5	To a good Farm House, Barns, Stables, Slaughter-houfe, Yards and other Conveniencies.				
4	Fourth Kennings High Field	Arable	27	1	10
6	High Field — — —	Pasture	38	0	29
9	Second Pool Meadow — — —	Pasture	19	2	37
11	Fourth ditto — — —	Pasture	10	1	35
12	Pond and Ozier Bed — — —		0	2	26
13	Great Pool Mead — — —	Pasture	46	3	38
15	Second New Meadow — — —	Meadow	11	0	30
					132 0 0
			Acres	154	2 5

*Thomas Davy, at Will.*

To a Close adjoining the last  
Lot, and the said Road leading  
from *Daventry* to *Northampton*,  
thro' New Bottle Grove.

A	Kennings Little High Field	Pasture	—	1	14	8
Add to this the Tythes at 3 <i>l.</i> per Ann. the same being paid by <i>Robert Brimley</i> , and is now to be fold Tythe Free						3 0 0
Also add the Tythe of A at 2 <i>s</i> per Annum, the same being paid by <i>Thomas Davy</i> , and now to be fold Tythe Free						0 2 0

		Acr.	Ro.	Per.	
In this Lot are of	Meadow	11	0	30	
	Pasture	115	1	19	
	Arable	27	1	10	
	Ozier Bed		2	26	
					154 2 5
					Total Rent 136 16 8

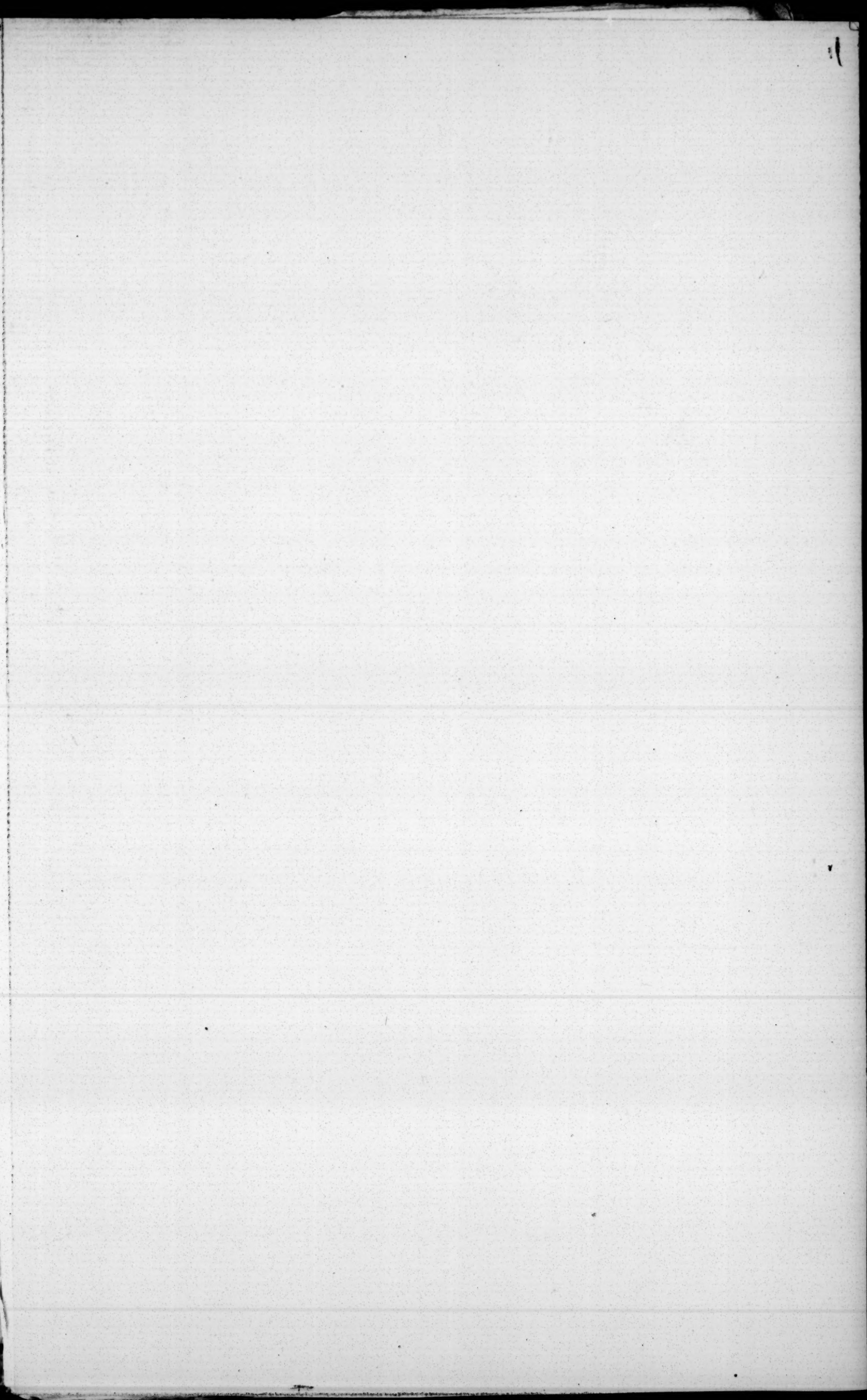
To be put up at the Sum of £. 3500

There are in the Hedge-rows of this Lot 310 Elm and Ash Trees, great  
Part of which are Timber.

*Note.* Any Part of the Pasture in this Lot may be converted into Mea-  
dow, as the same is as rich Pasture as any in *England*, and particularly the  
Pool Meadows N<sup>o</sup> 9, 11 and 13.

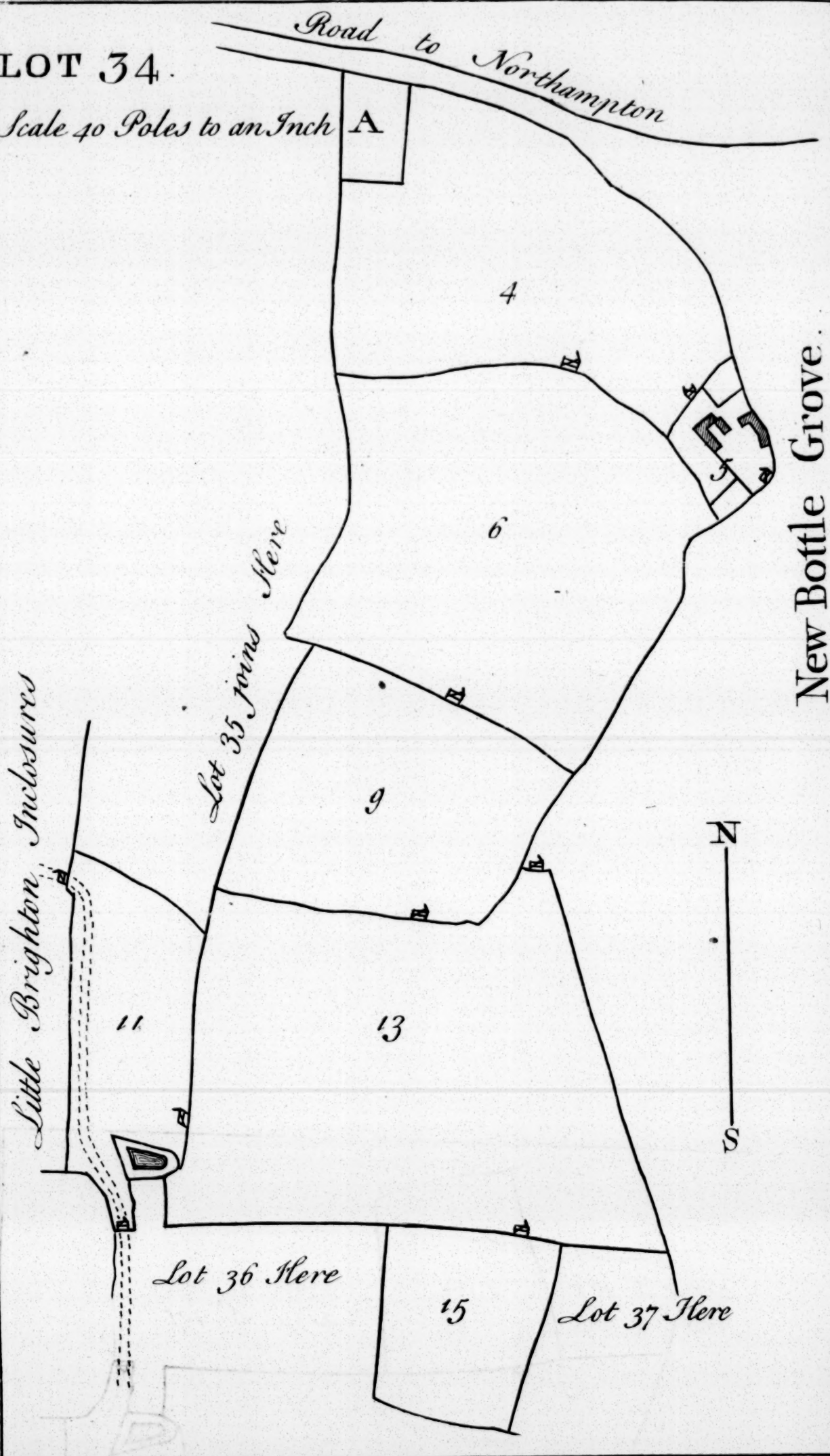
*This Lot is to be charged with the annual Payment of 6*l* 2*s* to the Rector of Great  
Brimington, as mentioned in the prefixed Account of Outgoings.*





LOT 34.

Scale 40 Poles to an Inch



New Bottle Grove.









LOT 35

Scale 40 Poles to an Inch

Road from Daventry to Northampton

2

1

3

7

8

10

Little Brighton Inclosures

Lot 34 joins Here

New Bottle Grove

N  
S

# The Third Day's Sale.

39

## LOT 35. GLASTHROP.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity. Ac. Ro. Per.	Yearly Rent. l. s. d.
--------------------------------------	----------------	----------	---------------------------	--------------------------

*Robert Brimley, at Will,*

To Lands adjoining to Little  
Brington, Inclosures, and  
the Road leading from  
Daventry to Northampton,  
through New Bottle Grove.

1	Kenning's High Field	Arable	22	2	2	} 60 16 6
2	Second ditto —	Arable	5	3	35	
3	Third ditto —	Arable	19	0	29	
7	Clover Meadow	Arable	17	1	5	
8	Pool Meadow the first	Meadow	13	2	6	
10	Little Pool Meadow	Meadow	4	0	39	}
		Acres	82	2	36	

Add to this the Tythes at 1l 17s per Annum, the  
same being paid by *Robert Brimley*, and is now to  
be sold *Tythe free*. } 1 17 0

Total Rent 61 13 6

		Ac.	Ro.	Per.
There are in this Lot of	Meadow	17	3	5
	Arable	64	3	31
Together		82	2	36

To be put up at the Sum of £. 1550

There are in this Lot 145 Elm and Ash Trees, part of which  
are Timber Trees.

*£ 1570*



## The Third Day's Sale.

LOT 36.

GLASTHROP.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quality.	Yearly Rent.
			Ac. Ro. Per.	l. s. d.

*William Simons, at Will,*

To a Farm House, Barns,  
Yards, and Lands, in Glas-  
throp, adjoining to Flower  
Common Field,

19	The said House, &c.			0	3	22	} 100 0 0
16	Hill End	—	Pasture	19	3	35	
17	Berry Meadow		Meadow	13	2	18	
18	Little ditto	—	Meadow	1	1	30	
20	House Ground		Pasture	26	3	30	
21	Another Hill End, alias Little Hill End		Arable	10	3	1	
22	Third Hill End		Arable	17	0	15	
23	Long Meadow	—	Pasture	15	0	17	
			Acres	105	3	8	

	Ac. Ro. Per.
In this Lot are of Meadow	15 0 8
Pasture	62 0 2
Arable	27 3 16
House, &c.	0 3 22
Together	105 3 8

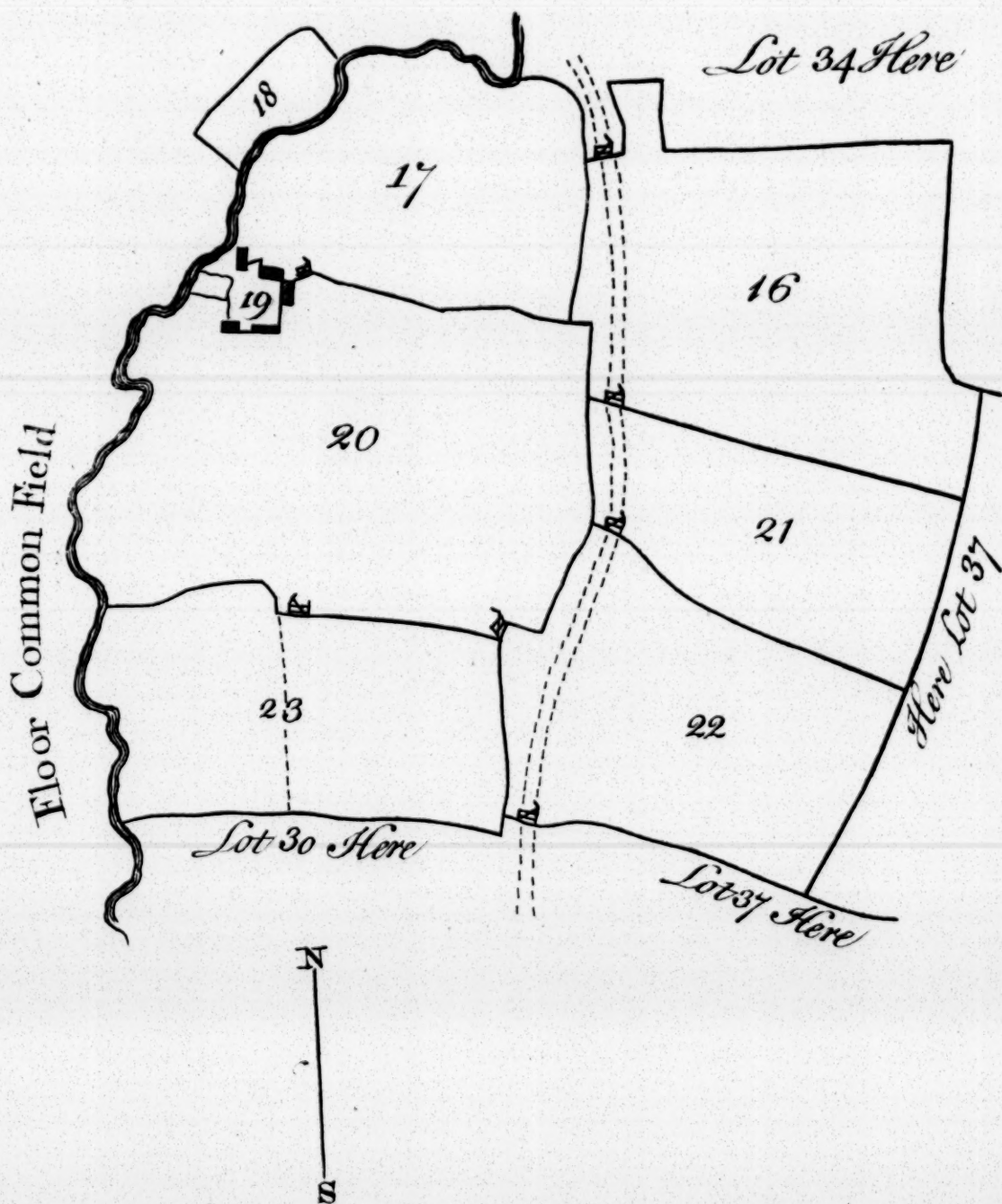
To be put up at the Sum of £. 2500

There are in the Hedge rows and elsewhere in this Lot, 200  
fine young Elm and Ash Trees, great part of which are Timber.

N. B. This Lot to be charged with the annual Payment of 10 £. to the  
Rector of Flower, as mentioned in the prefixed Account of Outgoings.

LOT 36.

*Scale 40 Poles to an Inch*

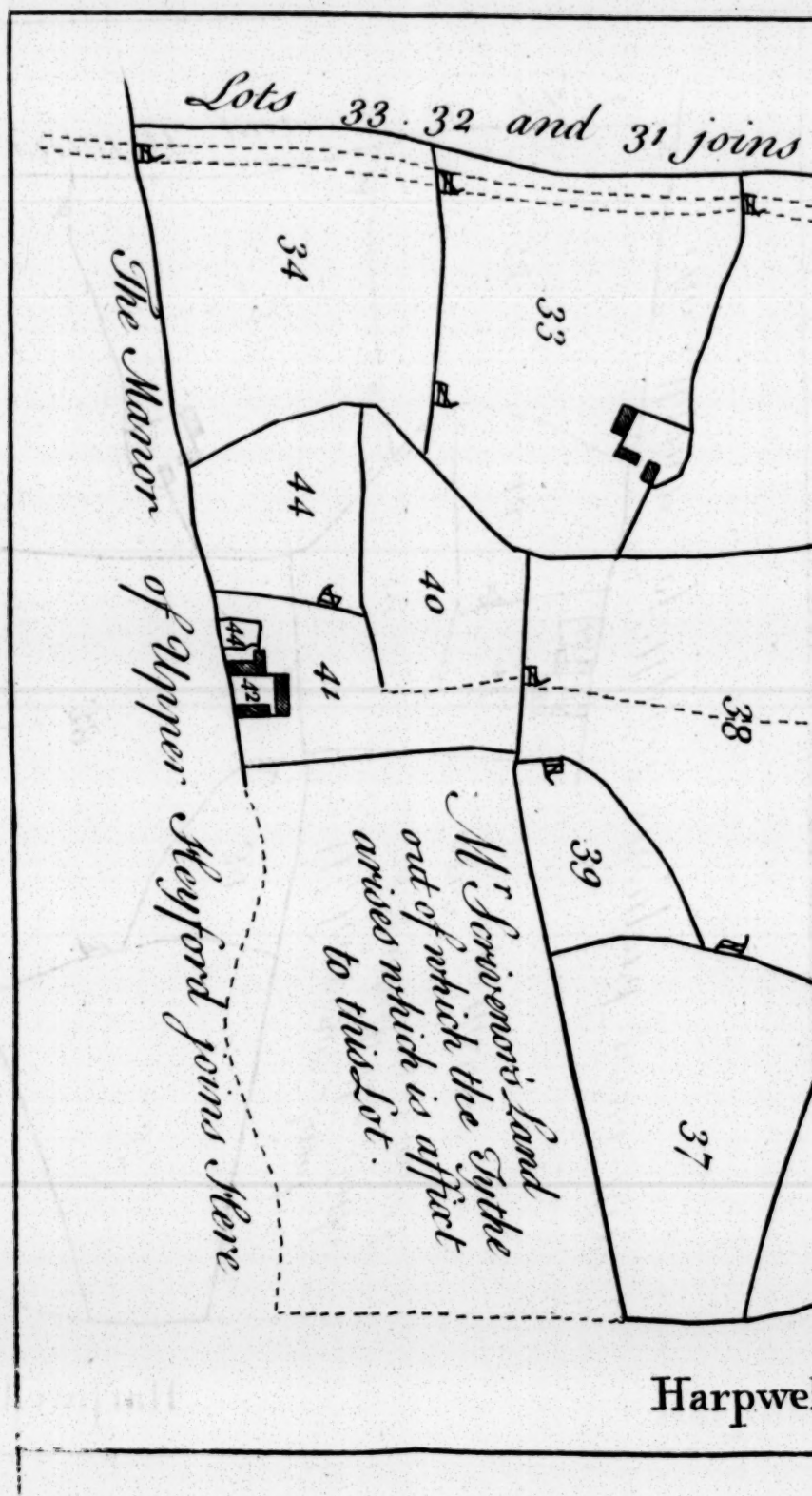












LOT 37.

Scale 40 Poles  
to an Inch.

ins Here

Lot 36 Here

Lot 34 Here

14

315

36

ppwell Common Field





# The Third Day's Sale.

41

## LOT 37. GLASTHROP.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity.	Yearly Rent.
			Ac. Ro. Per.	l. s. d.
<i>William Adams, sen. Thomas Thredgold, and Robert Brimley, at Will,</i>				
To Lands part adjoining to Harp- well Common Field.				
<i>William Adams.</i>				
42	A Farm House in Glasthrop, with Farm Yard, 3 Barns (one of which is lately erected) Stables, &c.	—	0 2 6	81 0 0
43	The Orchard and Garden	—	0 1 18	
44	Fifth ; Readers Rye Hill	Arable	5 0 1	
40	Third ditto	Arable	5 3 5	
41	Fourth ditto	Pasture	3 3 31	
35	Harbour Hill	Arable	20 0 0	
36	Harbour Hill Meadow	Pasture.	39 2 20	
37	Horse Close	Meadow	11 0 16	
38	Readers Great Rye Hill	Meadow	11 3 37	
39	Little ditto	Arable	22 3 12	
		Arable	3 1 4	
<i>Thomas Thredgold.</i>				
31	Dairy Ground	Pasture	18 2 37	34 0 0
32	The Home Stall, consisting of an House, two Barns, and Yard	—	0 1 15	
33	Rye Hill	Arable	16 2 36	
34	Second ditto	Arable	13 2 29	
<i>Robert Brimley.</i>				
14	First New Meadow	Meadow	10 2 38	9 0 0
Acres			184 2 25	
				124 0 0
In this Lot are of Meadow				
	Pasture	A. R. P.	33 3 11	
	Arable		62 1 8	
	Buildings, &c.		87 1 7	
			1 0 39	
Together			184 2 25	

Add to this a Chief or Quit Rent of 16s 8d issuing and payable out of  
28 Acres, 1 Rood and 1 Perch, of Lands (being Mrs. Scriven's Lands) and  
also the further Sum of 21 1s 6d  $\frac{1}{2}$  in Lieu of Tythes, which is now  
paid, and will be payable whenever the Land is in Tillage.

Total Rent 126 18 2 $\frac{1}{2}$

To be put up at the Sum of £. 3150

There are in the Hedge-rows and elsewhere in this Lot, 292 Elm and Ash  
Trees. great part of which are Timber Trees.

N. B. This Lot is likewise to be charged with the annual Payment of 10l. to the Rector  
of Flower, as mentioned in the prefixed Account of Outgoings.

F

*£3150*  
*Land*



## The Third Day's Sale.

## LOT 38.

## DADFORD WOODS.

Numbers referring to the Plan.	Tenants Names.	Quality.	Quantity. Ac. Ro. Per.	Yearly Rent. l. s. d.
	Widow <i>Davies</i> , at Will, To Dadford Woods, and Lands, in the Parish of Farthingstone.			
1	Little Wood —	Wood	20 3 12	} 65 0 0
2	Heath or Rough Ground, of which there are	Arable	21 2 15	
		Pasture	44 3 0	
3	Great Wood —	Wood	100 3 11	
		Acres	187 3 38	

	Ac. Ro. Per.
There are in this Lot of <i>Wood</i>	121 2 23
<i>Arable</i>	21 2 15
<i>Pasture</i>	44 3 0
Together	187 3 38


To be put up at the Sum of £. 1000

*N. B.* There is a Right to half the Lane of Three Roods, which divides the said Premises from Mr. *Herbert's* Land for graeing.

There are also a good Farm House, Stable, Barn, and Out-Houses on this Lot, and a Stone Quarry.

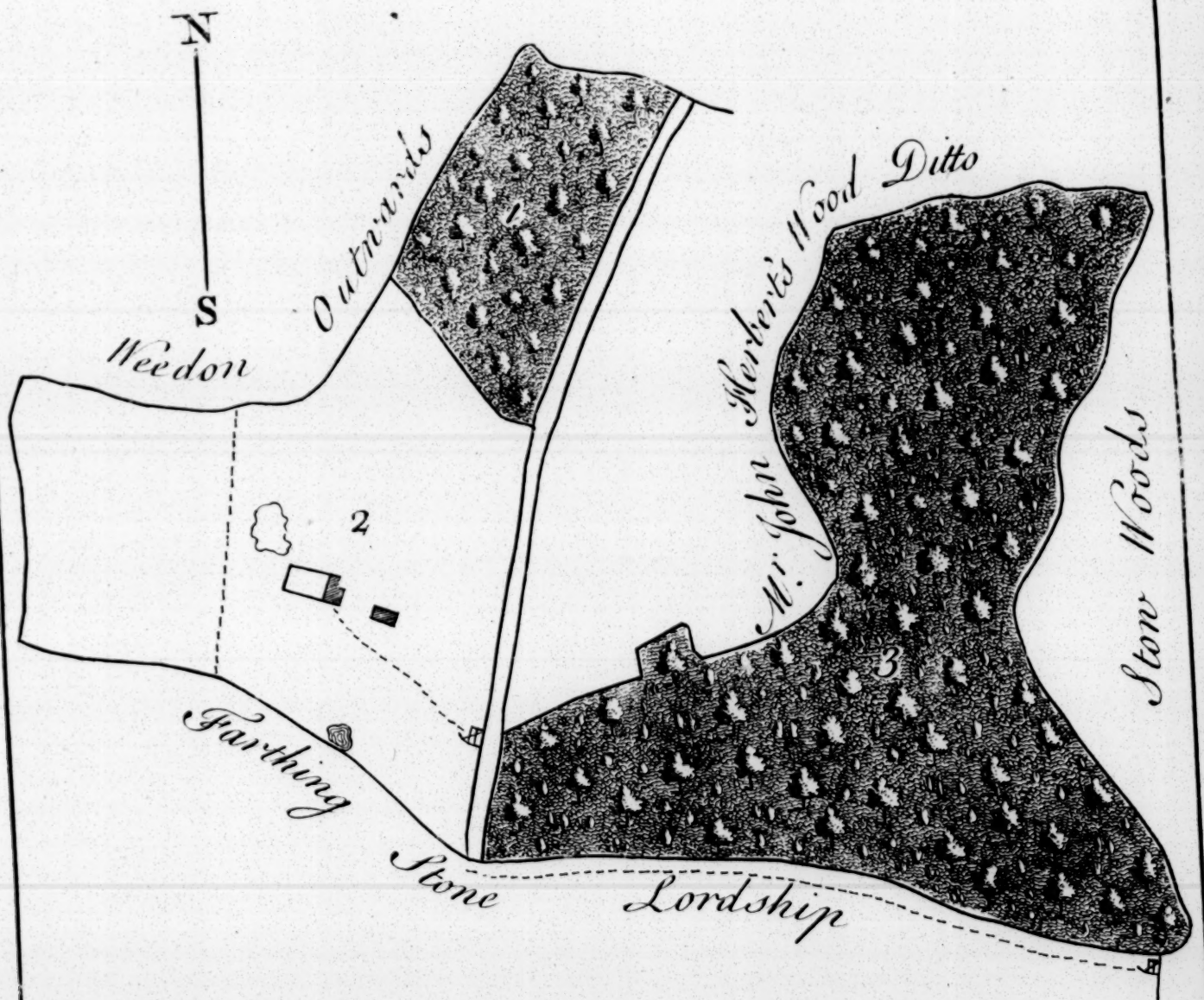
The Woods are calculated for a Fall of Ten Acres of Underwood and Spires every Year, so that there is a constant Succession of Falls; for in Ten Years they are reinstated and fit for falling again. There are great Sums to be made of Ten Acres of such Wood in Northamptonshire, where Wood for Hurdleing, Fencing, Inclosures, and Repairing, is scarce.

*Note.* By reserving a sufficient Number of Spires out of each Fall, as Standards, it will be a great Improvement to the Estate in Thirty Years, as the same will become valuable Timber Trees.

 This Lot is subject to the Payment for ever, of an Annuity of 20l. to St. Thomas's Hospital in Northampton, subject to Land Tax.

LOT 38.

Scale 54 Poles to an Inch





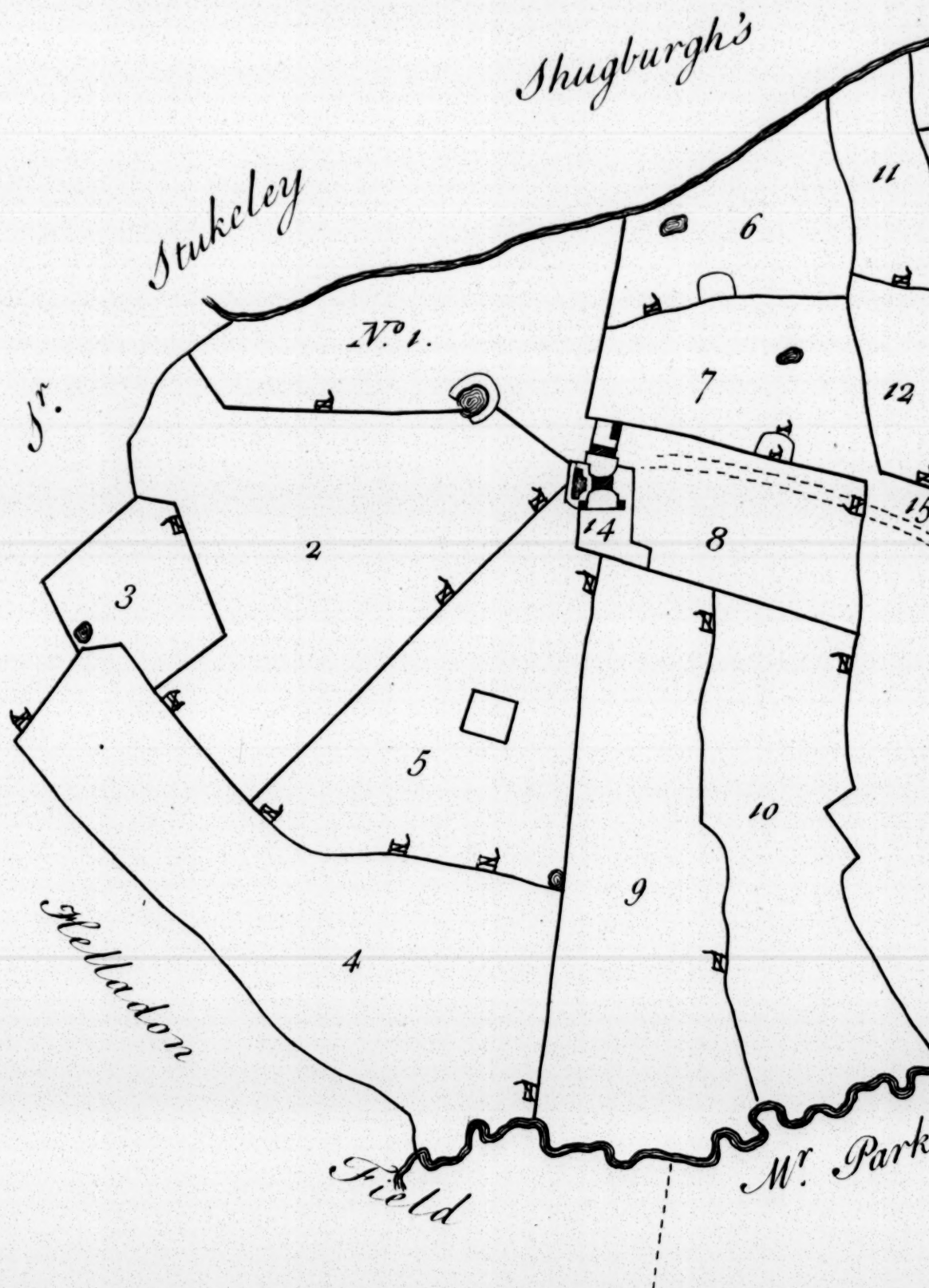






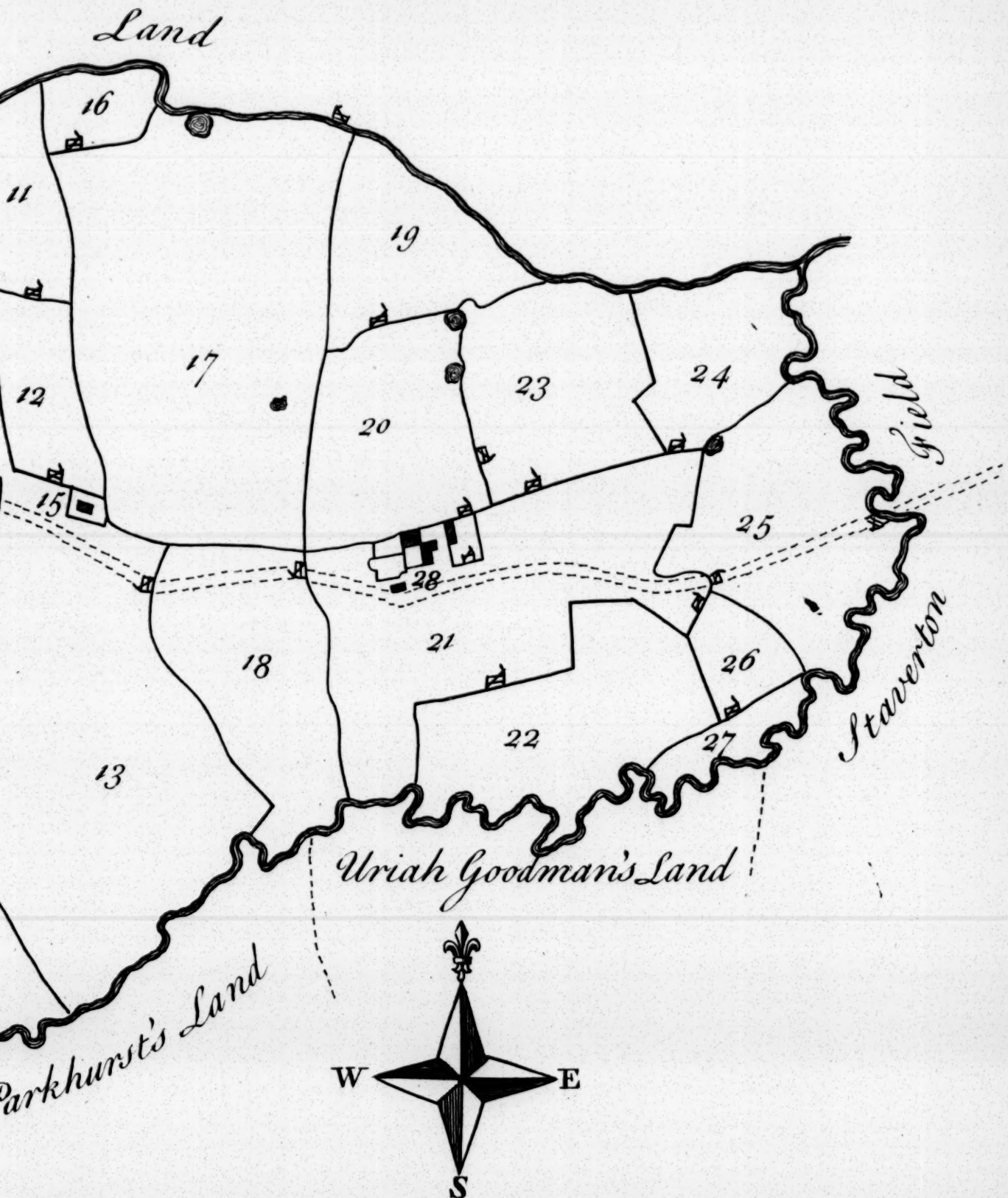
LOT 39.

Scale 60 Poles to an

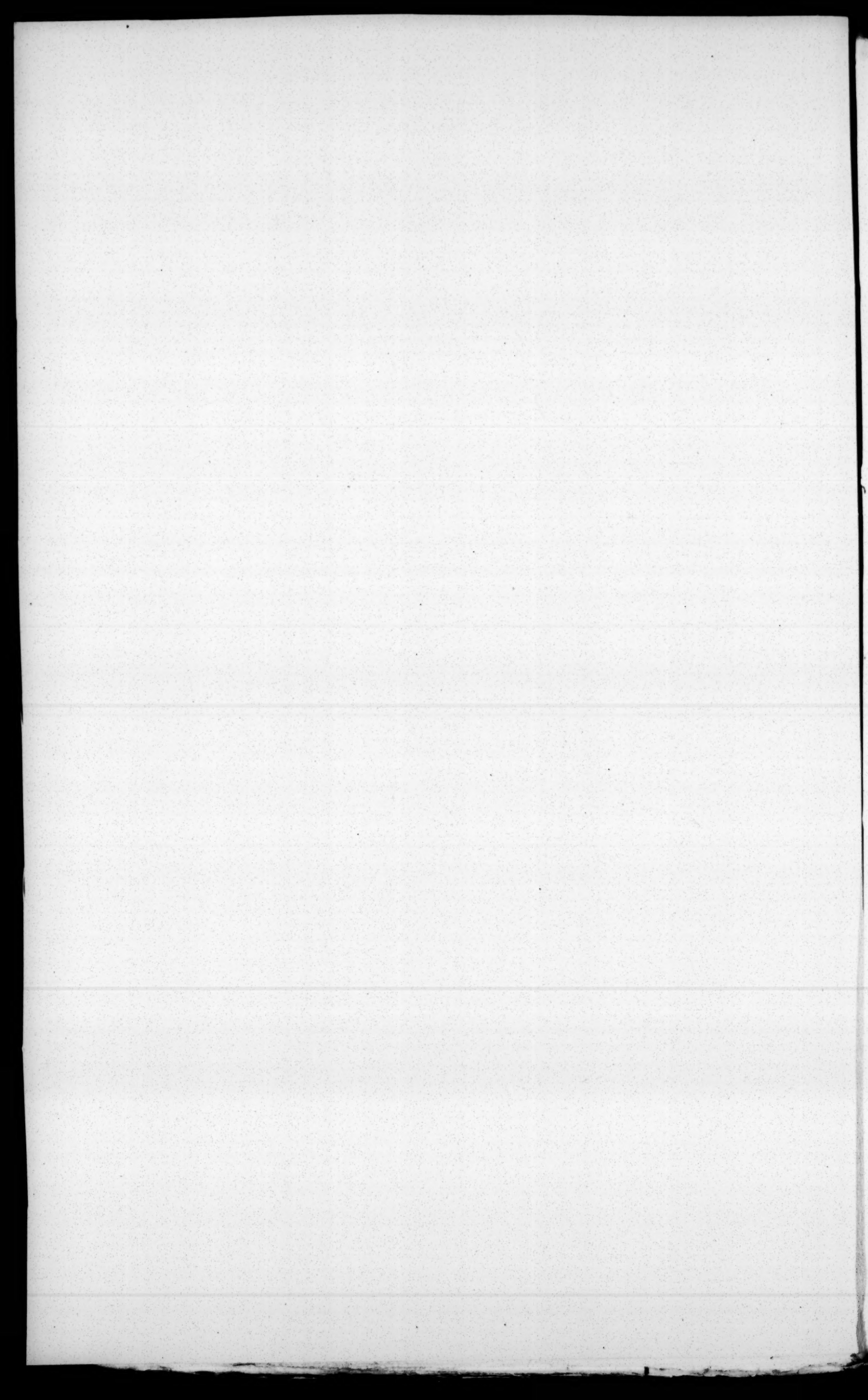


an Inch

# Newbold Farm.







# The Third Day's Sale.

43

## LOT 39.

NEWBOLD MANOR, in one Farm,  
Let to *Richard Goodman* of *Newbold Grounds*, and *Samuel Goodman*,  
of *Badby*, Graziers, on Lease for 21 Years, from *Lady-Day* 1740.

Numbers referring to the Plan.		Quality.	Quantity.			Yearly Rent		
			Acr.	Ro.	Per.	l.	s.	d.
1	The Dairy Ground	—	Pasture	32	1	9		
2	The High Field	—	Pasture	53	1	10		
3	Rough Meadow	—	Meadow	10	3	30		
4	The Barley Ground	—	Arable	58	1	8		
5	The Round about	—	Pasture	38	0	37		
6	Thorney Meadow	—	Meadow	18	0	6		
7	Roberts's Meadow	—	Meadow	19	2	9		
8	Home Meadow	—	Meadow	17	1	12		
9	Great Marriott's	—	Pasture	48	2	14		
10	Little Marriott's	—	Pasture	37	1	1		
11	Nether long Meadow	—	Meadow	9	3	23		
12	Upper long Meadow	—	Meadow	10	3	33		
13	New Field	—	Pasture	56	2	12		
14	The Orchard and Home Stalls	—	Arable	4	0	10		
15	The Shepherds House and Garden	—	Arable	0	0	13	420	0 0
16	Oak Meadow	—	Meadow	5	0	7		
17	Great Hogger Hills	—	Pasture	63	1	25		
18	Town Field	—	Pasture	24	0	15		
19	Nether Hogger Hills	—	Arable	15	3	37		
20	Hogger Hills Meadow	—	Meadow	18	3	33		
21	The House Ground	—	Pasture	39	0	31		
22	Clover Ground	—	Pasture	25	1	0		
23	Upper Hogger Hills	—	Arable	23	3	2		
24	Wash brook Meadow	—	Meadow	13	1	39		
25	Britten's Close	—	Pasture	26	2	23		
26	Ram Close	—	Meadow	5	2	7		
27	Rye Grass Meadow	—	Meadow	3	0	2		
28	House, Orchards, &c.	—	Arable	1	1	3		
			680 0 31					

There are in this Lot of	Ac.	R.	Per.
Meadow	132	3	1
Pasture	443	3	17
Arable	103	2	13

Together 680 0 31

To be put up at the Sum of £. 11000

There are also,

1st, A large commodious well-built Free-stone House, tiled, fash'd and wainscotted, with many Conveniencies and Out-Buildings.

2d, Another



## L O T 39. continued.

2d, Another large commodious Stone House tiled, slated, and great Part wainscotted, very convenient for a large Family, together with Out-Buildings and other Conveniencies thereto.

3d, Two Dwellings for Shepherds.

4th, There are in the Hedge-rows, and elsewhere in this Lot, 1024 young Elm and Ash Trees, great Part of which are Timber Trees, besides many Fruit Trees.

5th, 680 Acres of fine Grazing Land as any in *England*, let on Lease from *Lady-Day* 1740 for 21 Years, at 420 *l. per Annum*, which expires at *Lady-Day* 1761, with Covenants for the Tenants to yield up all and singular the demised Premises at the Expiration, or other sooner Determination of the said Lease, in good tenantable Order, Condition, and Repair; and particularly a Covenant for the said Tenants, during *the first 17 Years of the said Term of 21 Years thereby demised only, and no longer, to break up and plow, or keep in Tillage 50 Acres of any Part of the said demised Premises*; and that the whole should be laid down with Grass Seeds, in an husbandlike Manner, after the first 17 Years of the Term, with many other good Covenants, which by the Lease will more fully appear.

*Note*, On an impartial View of this Lot 400 Acres of } 400 *l. per Ann.*  
the same, cannot be valued at less than


And the remaining 280 Acres at 11 *s. per Acre* } 154 *l. per Ann.*

And it is presumed no Tenant would hesitate at taking } 554 *l.*  
it at the above Rates

From which deduct the old Rent — 420

It is apparently under let — £. 134 *per Ann.*

*Note also*, This Manor or Farm is Extra-parochial, pays no Parish Rates, such as Highway, Church, Poor, or any other Charges of that Nature, is TYTHE FREE, and is almost circumferenced by a Rivulet of Water.

 There is no common Highway throughout this Lot.

F I N I S.

26 SE 60

